



This wonderfully presented three bedroom detached family home in Catterick must be seen to be appreciated. Located not far from Catterick centre and wider commuter networks the property is ideally located to enjoy both town and country pursuits. Presented in great condition the internal accommodation consists of an entrance hall, lounge through to dining room, kitchen and utility room with a conservatory finishing the ground floor. The first floor holds three bedrooms, a family bathroom and an en-suite shower room and dressing room to the largest bedroom. Externally the property offers front and rear gardens, off street parking and an integrated single garage. The property also has a boarded attic with pull-down ladder. UPVC double glazing, solar panels and gas central heating is present throughout. EPC rating B, Richmondshire District council tax band C.





- Detached Family Home
- Two Bathrooms
- Garage and Off Street Parking
- Great Condition Throughout
- Three Bedrooms
- Three Reception Rooms
- Gardens Front and Rear

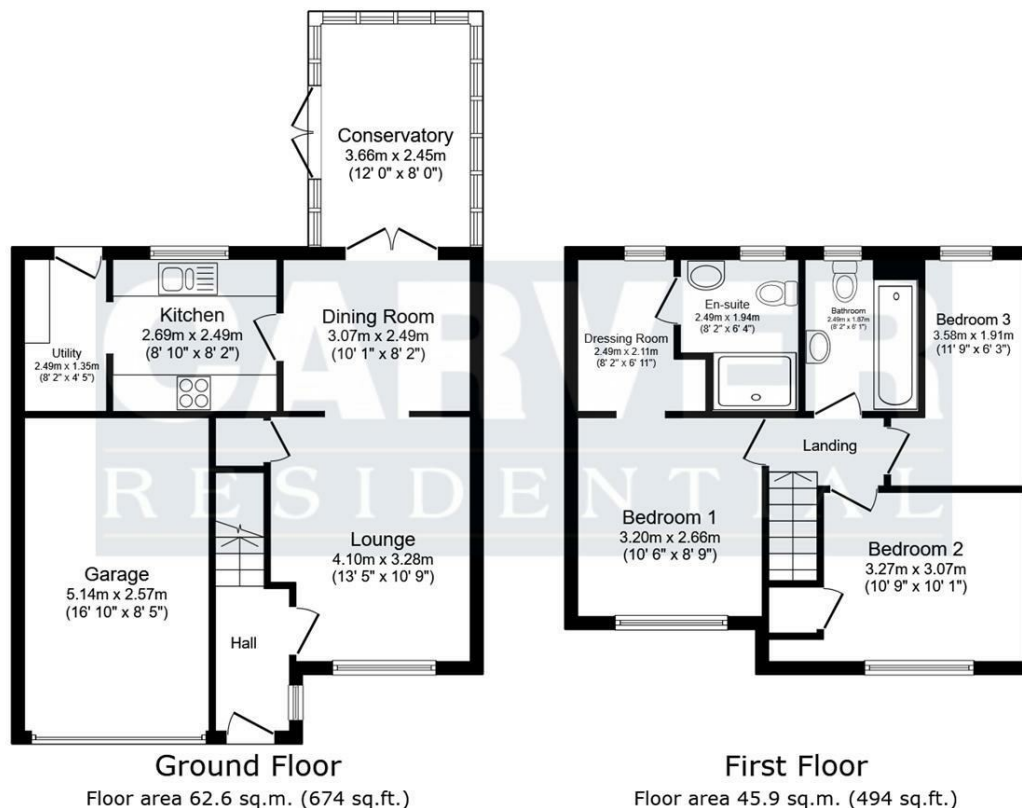
GENERAL INFORMATION

Tenure: Freehold

Services: Gas central heating, mains electric, water and drainage.

Double glazing

Local Authority: Richmondshire District Council (Tax Banding C)



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	81	83
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

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MAB 6202



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