



Linden Close, Great Ayton

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£155,000

- Presented to a first-class standard.
- En-suite shower room.
- Two private parking spaces.
- Ground floor WC.
- Solid oak wood flooring.

Accommodation comprises

Ground floor: Entrance hall, WC, Kitchen, Lounge/Diner.

First floor: Three bedrooms (one with en-suite shower room) Family bathroom.

Externally: Two private parking spaces and rear garden.

Entrance hall

Composite entry door and staircase providing access to the first floor.

WC

White suite comprising; Corner wash hand basin with mixer tap and close coupled WC with button flush.

Kitchen

4.52 x 2.40 (14'10" x 7'10")

Comprising an attractive range of fitted base and wall units with matching work surfaces.

Appliances to include:

Stainless steel sink unit with rinse bowl and mixer tap, electric oven, four ring gas hob with stainless steel extractor hood and splash back, plumbing for washing machine and space for fridge freezer.

Front aspect PVCu double glazed window and tiled

flooring.

Lounge / diner

4.56 x 4.05 (15'0" x 13'3")

Rear aspect PVCu double glazed window and PVCu double glazed French style doors provide external access to the rear garden.

First floor

Master bedroom

3.26 x 2.60 plus robes (10'8" x 8'6" plus robes)

Built in wardrobes and two rear aspect PVCu double glazed windows.

En-suite shower room

White suite comprising; Separate tiled shower enclosure with wall mounted mains shower, pedestal wash hand basin with mixer tap and close coupled WC with button flush. PVCu double glazed window.

Bedroom two

3.19 x 2.30 (10'6" x 7'7")

Front aspect PVCu double glazed window.

Bedroom three

2.16 x 2.29 (7'1" x 7'6")

Front aspect PVCu double glazed window..

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Bathroom

1.95 x 2.30 (6'5" x 7'7")
White suite comprising:
Panelled bath with mixer tap
and shower attachment,
pedestal wash hand basin with
mixer tap and close coupled
WC with button flush. PVCu
double glazed window.

Externally

Two private parking spaces.

Rear garden

Laid to lawn with artificial turf
and fenced boundaries. Timber
shed with power supply.

General information

Council tax band

Assessed by Hambleton billing
authority in council tax band B.

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