



11 Tunstall Road, Catterick Village

£150,000

Sitting in a quiet position with open aspects to front and rear, this three bed roomed semi detached property offers excellent potential for a range of buyers. In need of full refurbishment throughout, it is being offered CHAIN FREE.

Entrance Lobby – Cloakroom - Living Room – Sitting Room – Kitchen - Three Bedrooms –
Bathroom – Garden.

52 Richmond Road, Catterick Garrison, North Yorkshire, DL9 3JF

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Entrance Lobby:

With a upvc door and a upvc double glazed window.

Living Room:

3.97m x 3.92m

With a upvc double glazed bay window to the front of the property, an open fire and recessed storage.



Rear Lobby:

With a Belfast sink, a window and a upvc door to the side of the property.

Sitting Room:

5.07m x 3.61m

A large reception room having windows to the side and rear of the property. There is also an open fire.



Kitchen:

3.15m x 2.49m

Having a range of units, a larder cupboard and a upvc double glazed window.



First Floor Landing:

With loft access and a upvc double glazed window.

Bedroom:

3.07m x 3.03m

A double bedroom with a upvc double glazed window with open views to the rear.



Cloakroom:

With a WC and a door to the side of the property.

Bedroom:

3.40m x 3.03m

A double bedroom with a fireplace and a upvc double glazed window with an open aspect to the front.

**Bedroom:**

2.06m x 1.95m

With a upvc double glazed window to the front with an open aspect.

**Bathroom:**

Fitted with a bath, a WC and a wash hand basin.

**External**

The property sits in an elevated position behind a lawned garden. A path to the side gives access to the rear of the property.

The compact rear garden borders open countryside and is laid to lawn.

**Additional Information**

The postcode is DL10 7LX and the Council Tax Band is B.

Please note, the property is in need of full refurbishment throughout, to include new electric installation, new central heating system, new kitchen and new bathroom.



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GROUND FLOOR

FIRST FLOOR

SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY

All measurements walls, doors, windows, fittings and appliances, their sizes and locations, are approximate only. They cannot be regarded as being a representation by the seller, nor their agent.

Produced by Potterplans Ltd. 2022

Viewing Arrangements - by appointment with Irvings Property Ltd

Property Misdescriptions Act 1991 - PLEASE NOTE CAREFULLY

These particulars have been prepared for guidance only. We have not carried out a detailed survey, nor tested the services, appliances or specific fittings. Floor plans are not drawn to scale unless stated, measurements and distances are approximate only. Do not rely on them for carpets and furnishings. Photographs are not necessarily current and you should not assume that contents shown are included in the sale.