



3 Hawthorne Avenue, Scotton

Offers in the region of £149,500

Forming part of this quiet development, this very nicely presented three bedroomed property provides well planned living spaces that will appeal to a range of buyers. To the ground floor there is a living room and an open plan dining kitchen, whilst to the first floor there are three bedrooms and a modern shower room. Externally there are low maintenance gardens to the front and rear. Being offered CHAIN FREE, an early inspection is strongly recommended.

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

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Entrance Lobby:

With a upvc double glazed window and providing the ideal space for keeping outdoor wear.

Living Room:

6.16m x 4.04m

The generous L shaped living room has a large upvc double glazed window to the front of the property, a TV point, a radiator and a gas fire.



There is a range cooker, plumbing for a washing machine, space for a fridge freezer and for a tumble drier. The dining area has a door that opens out to the garden.



First Floor Landing:

With loft access and an airing cupboard.

Bedroom:

3.72m x 3.70m

A double bedroom with a range of fitted wardrobes, a radiator and a upvc double glazed window.



Dining Kitchen:

6.13m x 2.54m

The large dining kitchen provides ample space for a table and is fitted with a range of wall and base units with complimenting countertops.



Bedroom:

2.50m x 2.40m

With a radiator, a built in cupboard and a upvc double glazed window.



Bedroom:
3.78m x 1.88m

With a radiator and a upvc double glazed window.



Shower Room:
2.97m x 1.63m

Fitted with a large shower enclosure, a WC and a wash hand basin set on a vanity unit with storage under. There is a heated towel rail and a upvc double glazed window.



External

To the front the property fronts onto a communal grassed area and sits behind a low maintenance gravelled forecourt garden.

A shared path to the side gives access to the rear garden which is again low maintenance and there is a timber shed.



Additional Information

The postcode is DL9 3NE and the Council Tax Band is B.

The property has gas central heating.



floorplan

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.