



## Drummonds Mount

Main Street, Thornton Le Moor, Northallerton, DL7 9DS

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**Drummonds Mount  
Main Street  
Thornton Le Moor  
Northallerton  
DL7 9DS**

**Guide Price: £430,000**

This 4-bedroom link detached house has much to offer including spacious reception rooms, modern kitchen & bathrooms, generous gardens to front & rear & an attached tandem double garage. Sought after village location in Thornton le Moor within easy reach of Northallerton & Thirsk, both with mainline train stations & the A19 Trunk Road.

- Sought after village location
- Modern kitchen, utility room & bathrooms
- Generous gardens to front & rear
- Long driveway & tandem double garage

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Youngs - Northallerton 01609 773004





A practical upvc double glazed entrance porch welcomes you into a spacious reception hall with a large under stairs storage cupboard & return staircase to the first floor. There is a convenient ground floor cloakroom which has a modern suite & has space to add a shower or bath if required. The sitting room has a wide window to the front allowing for plenty of light & an oak fireplace with space for a fire of your choice. The dining room has a sliding patio door to the rear providing pleasant views over the rear garden which is reached through the kitchen which has been updated in recent years with a range of white wall & floor units, ceramic sink & woodblock work surfaces, beyond which, there is a utility room with plumbing for a washing machine, exit door to the rear garden & access to the Garage. The first floor has a spacious landing with a window to the side, wrought iron balustrade, airing cupboard & access to the loft which has a pull-down ladder & is part boarded. Drummonds Mount has the benefit of 4 bedrooms, three with built-in wardrobes & the third with a French door leading out to a balcony with delightful views over the front gardens & countryside beyond. The family bathroom has a modern white suite with a spa bath & shower over. Outside the front of the property has a long, shared tarmac driveway allowing off-street parking for numerous vehicles & this leads to an attached tandem double garage with electrically operated roller shutter door to the front, exit door to the rear & a

recently installed gas central heating boiler. The generous front garden is laid mainly to lawn & has a variety of well-established trees, plants & shrubs. A timber gate leads to the rear garden which is enclosed by timber fencing & has an extensive flagged sun terrace. There is plenty of storage available with a brick-built store, timber garden shed & also a potting shed.

**LOCATION** Thornton le Moor is a sought-after village within easy reach of the A19 trunk road & both Northallerton & Thirsk which both have mainline train stations. The village itself has a strong community spirit & whilst the nearby village of South Otterington has a well-regarded primary school & a pub.

**SERVICES** Mains water drainage & electric. Ducted air LPG heating is installed with a new gas central heating boiler having been recently installed. Solar panels are installed to the front elevation which are in full ownership of the Vendor & transferable to a new owner.

**CHARGES** North Yorkshire Council Tax Band F.

**TENURE** We are advised that the property is Freehold.

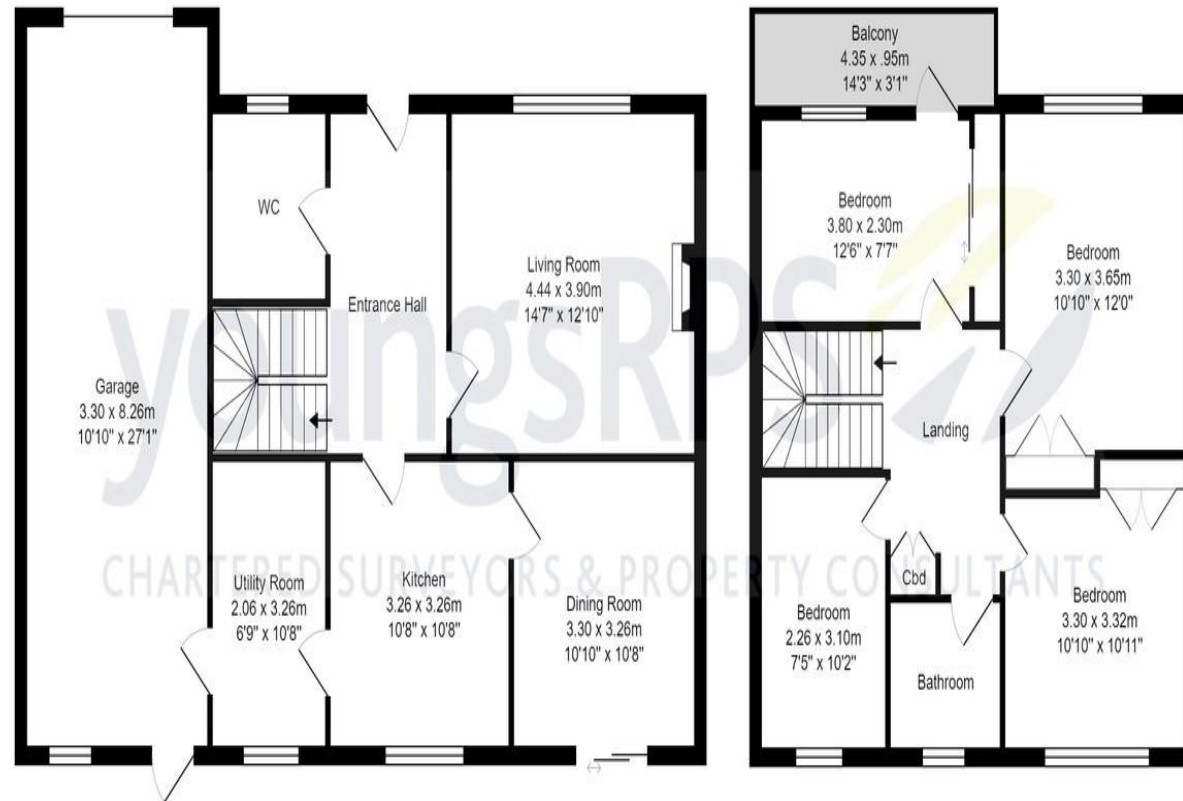
**AGENT'S NOTES** A new roof was added to both the house &

Garage in 2022.

**VIEWINGS** By appointment with the Agents. Please call 01609 773004.

**FREE MARKET APPRAISAL** We will be pleased to provide unbiased and professional advice, without obligation, on the marketing and current value of your present home.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	70 C	80 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		



All measurements are approximate and for display purposes only.

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**NORTHALLERTON**  
 General: 01609 773004  
 Land Agency: 01609 781234

northallerton@youngsrps.com

**SEDFIELD**  
 General: 01740 617377  
 Land Agency: 01740 622100

sedfield@youngsrps.com

**NEWCASTLE**  
 General: 0191 261 0300

newcastle@youngsrps.com

**HEXHAM**  
 General: 01434 608980  
 Land Agency: 01434 609000

hexham@youngsrps.com

**DUMFRIES**  
 General: 01387 402277

dumfries@youngsrps.com