



29 Hurgill Road, Richmond

Offers in the Region of £180,000

Beautifully presented throughout, this most impressive property has been fully refurbished to a particularly high standard and will appeal to a range of buyers. To the ground floor there is a living room, a dining room and a quality kitchen, with the first floor having two bedrooms and a very well appointed shower room. Externally there is a south facing patio garden that enjoys the afternoon sun. Conveniently located for the Town Centre and being offered CHAIN FREE, an early inspection is strongly advised!

21 Market Place, Richmond, North Yorkshire, DL10 4QG

T 01748 821700 E info@irvingsproperty.co.uk W www.irvingsproperty.co.uk

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Living Room:

A cosy room set around the fireplace which houses a stove effect gas fire.



There is a radiator, a TV point and a upvc double glazed window to the front of the property.



Dining Room:

Providing ample space for a table, the central focus of the room is the original range which has been refurbished and still includes a usable open fire.



There is a contemporary styled radiator and a fitted bench seat.



Kitchen:

The kitchen is fitted with a range of quality wall and base units which are complimented with quartz countertops. Integrated into the units are a Bosch gas hob, an electric oven, a washing machine and a dishwasher. There is a Belfast sink, a unit to house a microwave and coffee machine, space for a fridge freezer and a window to the patio garden. A half glazed upvc door gives access to the rear of the property.

First Floor Landing:

With loft access and a radiator.

Bedroom:

A generous double bedroom which has a built in wardrobe, a radiator and a upvc double glazed window.



Bedroom:

With a TV point, a radiator and a upvc double glazed window to the rear of the property.



Shower Room:

The very well appointed shower room features a large enclosure with a dual headed shower, a WC and a wash hand basin set into a unit with useful storage. There is an illuminated mirror, a heated towel rail and a upvc double glazed window.



External

To the rear of the property there is a patio garden which enjoys the afternoon sun and provides a lovely space for relaxing.



A gate leads to Nuns Close car park where an annual permit can be purchased for £125



Additional Information

The postcode is DL10 4AR and the Council Tax Band is B.

The gas fired central heating boiler is located in the loft.



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.