



## 3 Greta Avenue, Richmond

Offers in the Region of £219,950

Forming part of this popular and established development, conveniently positioned for the Town Centre, this three bedroomed semi detached house provides generous and well planned living spaces that will appeal to a variety of buyers. To the ground floor there is a living room, a dining room, a kitchen and a cloakroom, with the first floor having three bedrooms and a well appointed bathroom. Externally there is driveway parking and a low maintenance patio garden. Being offered CHAIN FREE, an early inspection is strongly advised!

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

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## **Entrance Lobby:**

Accessed through a small porch and having a radiator and stairs to the first floor.

## **Living Room:**

A generous room having two windows to the side of the property and a large bay window to the front. There is a radiator, a TV point and an impressive marble fireplace and hearth.



## **Dining Room:**

The dual aspect dining room provides ample space for family dining and has a window to the front and a pair of doors that open out to the garden. There is a radiator and an original fireplace.



## **Kitchen:**

Fitted with a generous range of wall and base units with complimenting countertops. There is a gas cooker, an undercounter fridge and freezer, a radiator and a window overlooking the garden.



## **Cloakroom:**

Fitted with a WC and wash hand basin and having a heated towel rail, a window and a door to the side of the property.



## **Rear Lobby:**

With a door to the side of the property.

## **First Floor Landing:**

With loft access and a feature circular window to the side of the property.

### **Bedroom:**

A double bedroom with a radiator, a TV point, a built in wardrobe and a window to the front of the property.



### **Bedroom:**

A double bedroom with a radiator, a TV point and a window to the front of the property.



### **Bedroom:**

With a radiator and a window overlooking the rear garden.



### **Bathroom:**

A very well appointed bathroom featuring a bath with a dual headed shower over, a WC and a wash hand basin.

There is a heated towel rail, a radiator and a window.



### **External**

The property sits back from the road in a slightly elevated position behind two driveways that provide off street parking. A gated path to the side leads to the rear of the property.

The low maintenance rear garden is paved and has a timber shed.



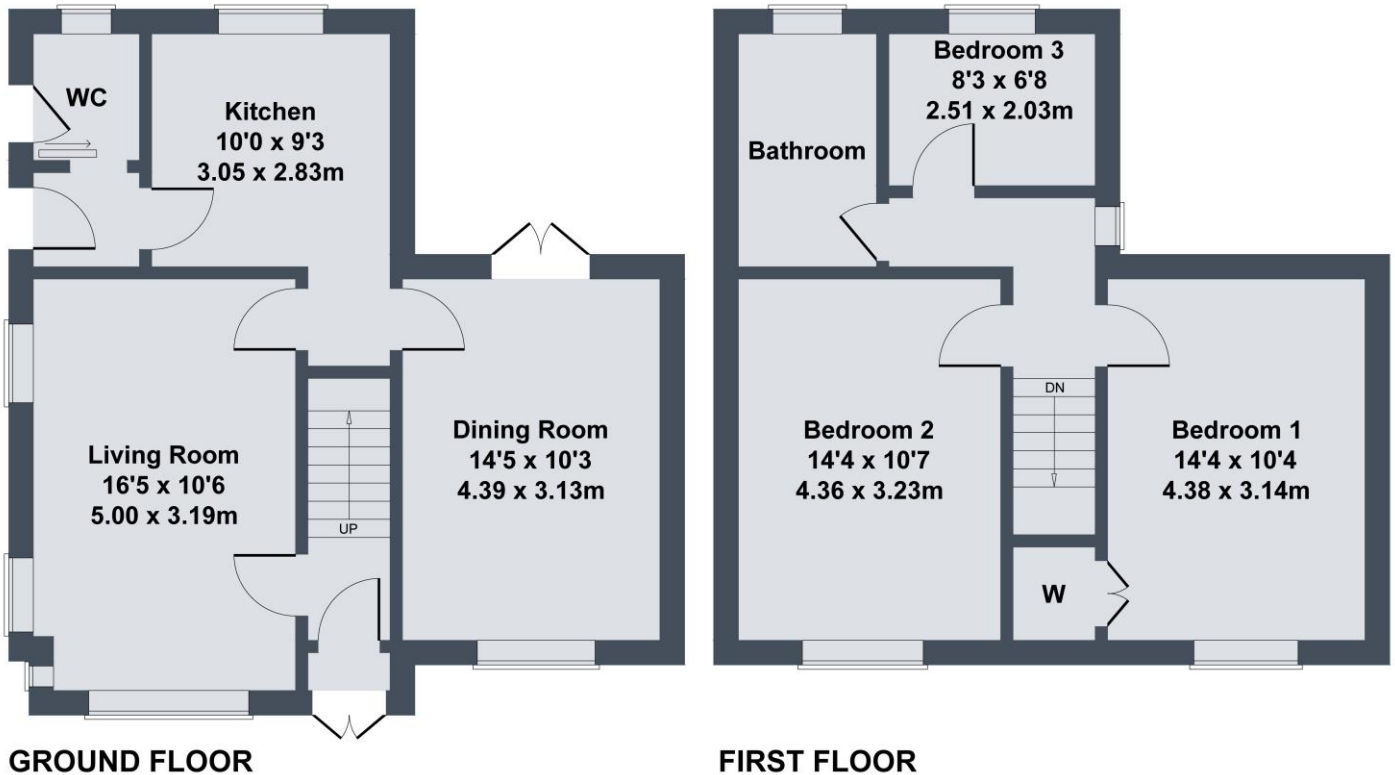
### **Additional Information**

The postcode is DL10 4EL and the Council Tax Band is D.

The Worcester gas fired boiler is located in the cloakroom.



**3 Greta Avenue, Richmond, North Yorkshire, DL10 4EL**



**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. 2024

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.