



**Sefton**

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

**youngsRPS** 

**Sefton**  
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**Thornton Le Moor**  
**Northallerton**  
**DL7 9DN**

**Offers Over: £250,000**

A beautifully presented semi-detached house located in a sought after village close to the towns of Northallerton and Thirsk. The property comprises entrance hallway, living room, modern kitchen diner, three bedrooms, house bathroom and loft room. Externally there is a large garden to front, courtyard to rear and off street parking.

- Beautifully Presented Semi-Detached Home
- Three Bedrooms
- Modern Kitchen & Bathroom
- Converted Loft Space with Countryside Views
- Generous Garden



**Northallerton 01609 773004**





This immaculately presented family home is located in the sought after village of Thornton Le Moor. The property comprises an entrance hall way with stairs rising to the first floor. A door leads into a beautiful living room with log burning stove. The kitchen diner is located to the rear of the property and boasts a range of cream coloured wall and floor units, wood laminate worktops and a stainless steel sink and drainer. There is an electric oven, electric hob with extractor over, plumbing for a washing machine and dishwasher and space for a tall fridge freezer. Storage is provided via an open cupboard under the stairs and a door allows access to the rear courtyard.

Upstairs there are three bedrooms, two of which are doubles and the third a single. The modern family bathroom comprises a bath with shower over, WC and wash hand basin. A fantastic loft room can be accessed via a pull down ladder from the landing and offers a lovely home office/craft room with stunning views over open countryside.

Externally there is a large garden to the front which is laid mainly to lawn. A shared path leads to the front door and also the attached property. The courtyard to the rear provides an additional outside space. There is also a useful storage building. A gravelled area to the front of the property provides off street parking.

**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.

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

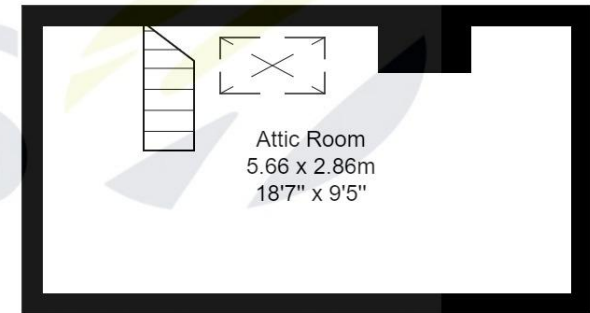
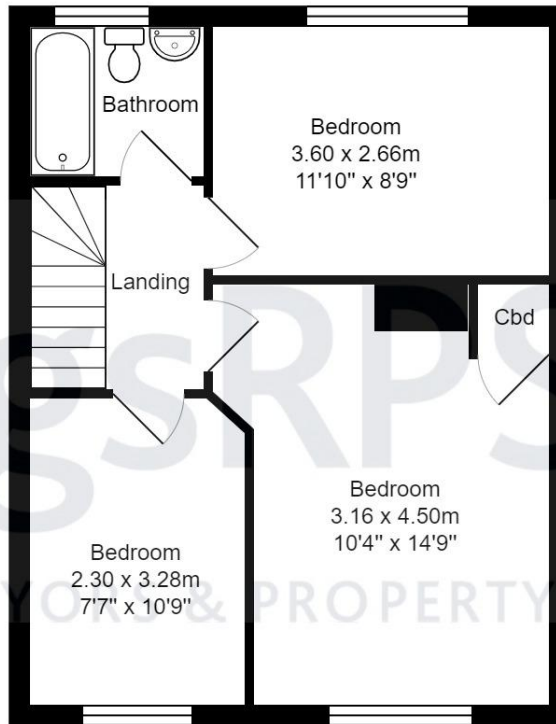
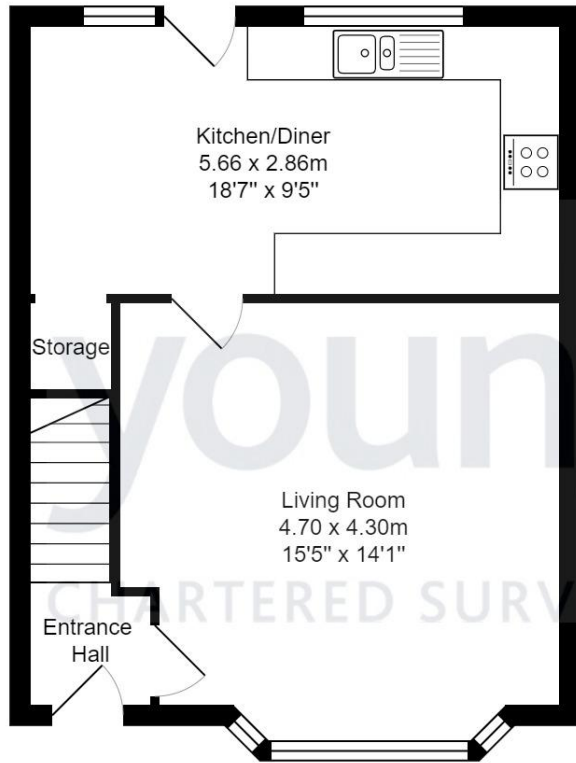
**TENURE** The property is Freehold.

**SERVICES** Mains electricity, water drainage are connected. Oil-fired central heating.

**VIEWINGS** Viewings are strictly by appointment. Please contact the agent on 01609 773004.

**AGENT'S NOTES** 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
55-68	D		
39-54	E	51 E	
21-38	F		
1-20	G		

All measurements are approximate and for display purposes only.

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