

2 THE CRESCENT THORNTON LE DALE



**A well-proportioned detached bungalow, occupying a pleasant corner plot on the edge of
The Crescent and Castle Road.**

Over 950 square feet of accommodation

Entrance Hall – Sitting Room – Breakfast Kitchen – Utility – Conservatory

Two double bedrooms – Cloakroom - Bathroom

Well established garden and grounds to all sides including a private south facing rear garden.

Garage and parking.

NO ONWARD CHAIN

GUIDE PRICE £325,000

A well-proportioned, detached bungalow located in a well established residential area within this popular National Park village.

Set on a generous corner plot, 2 The Crescent has an open outlook onto Castle Road and garden and grounds to all side. Well cared for throughout the property would now benefit from some gentle updating and improvement throughout, and offers huge potential to create a comfortable and versatile home, within a short walk of the centre of this popular National Park Village.

In all the bungalow provides 953 square feet of accommodation, which briefly comprises the following. Entrance hall, cloakroom, a bright and airy double aspect sitting room, breakfast kitchen with fitted units, white goods and microwave oven and with an adjoining utility room and a conservatory to the rear, overlooking the back garden. There are two generously proportioned double bedrooms and a good-sized main bathroom. The property is double glazed throughout and has gas fired central heating.

Sitting on a corner plot ensures that the property has a larger than average plot, with mature lawned gardens to the front and sides and an enclosed and very private courtyard garden to the rear. There is a single garage and private driveway parking.



LOCATION

The village of Thornton le Dale is situated approximately two miles east of the popular market town of Pickering and eight miles north of Malton and enjoys easy access to the A64 providing links to the wider metropolitan area. Malton benefits from a train station with regular services to the main line station of York, where there are direct services to London, Leeds, Newcastle and Edinburgh.

ACCOMMODATION COMPRISES

ENTRANCE HALL

Upvc door with full height glazed pane to the side. Radiator. Telephone point. Coving. Loft inspection hatch with drop-down ladder. Coving. Cupboard housing gas fired central heating boiler (serviced on an annual basis).

SITTING ROOM

5.46 m (17'11") x 3.87 m (12'8")

A double aspect room with a curved bay to the front and a casement window to the side. Television point. Radiator. Gas fire set upon a polished marble hearth. Wall lights.



KITCHEN

4.61 m(15'1") x 3.88 m(12'9")

Range of matching base and wall units incorporating a single drainer, single bowl stainless sink. Tiled splashback. Electric cooker. Fridge. Freezer. Microwave oven. Casement windows to the front and side. Radiator.



UTILITY ROOM

2.30 m(7'7") x 2.00 m(6'7")

Fitted base units with work tops. Automatic washing machine point. Tumble drier point. Radiator. Windows to the front and side. Half glazed door to the conservatory.



BEDROOM TWO

3.90 m(12'10") x 2.90 m(9'6")

Casement window to the side. Radiator. Fitted wardrobes.



CONSERVATORY

3.40 m(11'2") x 1.78 m(5'10")

Upvc construction under a glazed pitched roof. Sliding patio doors out to the garden. Electric radiator. Wall lights.



BEDROOM ONE

3.90 m(12'10") x 3.16 m(10'4")

Casement window to the rear overlooking the garden. Radiator. Wall lights. Fitted wardrobes.



BATHROOM

2.92 m(9'7") x 1.78 m(5'10")

Bath with a tiled surround. Separate, fully tiled walk in shower cubicle. Low flush WC. Pedestal wash hand basin. Heated ladder towel rail. Casement window to the side. Extractor fan. Electric wall heater.



CLOAKROOM

1.37 m(4'6") x 1.36 m(4'6")

Low flush WC. Wash hand basin set into a vanity unit with tiled splashbacks. Casement window to the rear. Extractor fan. Radiator.

OUTSIDE

2 The Crescent is located on the approach to The Crescent and fronts onto Castle Road, allowing the property to have a pleasant open view. Being a corner property, the bungalow has an unusually generous plot, with garden and grounds to all sides. To the front and side, the garden is laid to lawn and planted up with spring bulbs, roses and a number of shrubs. To the far southern corner is a hard paved patio area, upon which stands a timber summer house, which faces the sheltered rear garden.

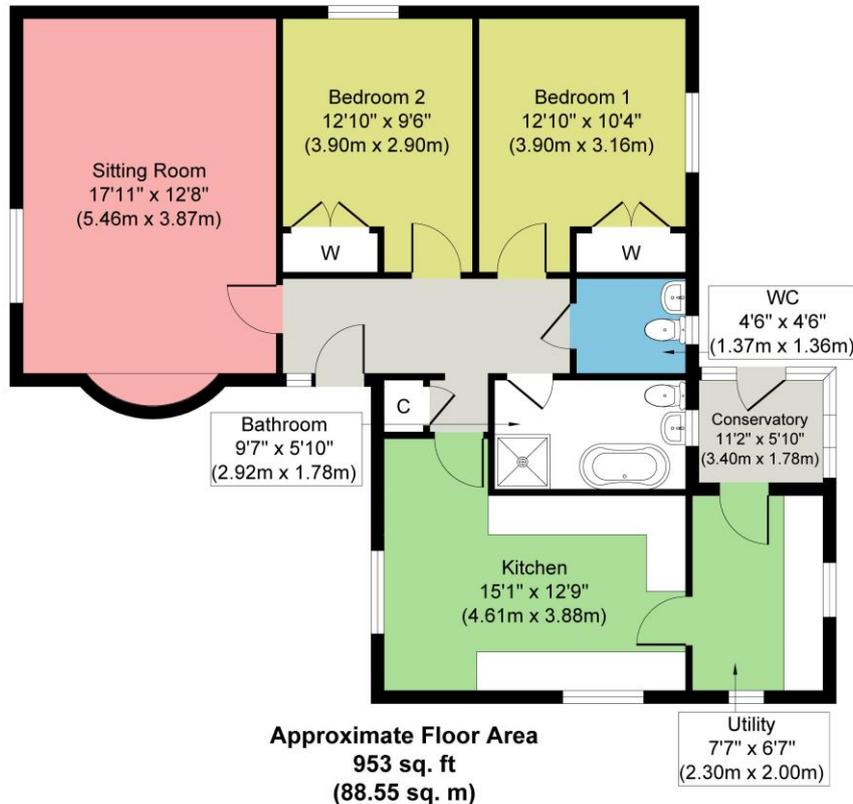
To the side, a driveway leads off The Crescent, providing driveway parking for a couple of vehicles and provides access into the single garage. At the rear the garden is hard paved, for ease of maintenance and being south facing is a sunny and very sheltered area. A small greenhouse stands to one side. There is an outside water supply to the garden.

GARAGE

4.70 m(15'11") x 2.62 m(8'6")

Electric roller shutter door. Electric light and power. Personnel door to the side.





Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Copyright V360 Ltd 2026 | www.houseviz.com

GENERAL INFORMATION

Services: Mains water, gas, drainage and electricity. Central heating is gas-fired
 Council Tax: Band D
 EPC: Current D/66 Potential C/75
 Tenure: We understand that the property is freehold, and that vacant possession will be granted upon completion.
 Planning: North York Moors National Park Authority
 Viewing: Strictly by appointment with the Agent's Pickering office.
 Post Code: YO18 7TT

ADDITIONAL INFORMATION

The services as described have not been tested and cannot be guaranteed. Charges may be payable for service re-connection. Measurements are approximate and are intended for guidance only. These particulars whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact but must satisfy themselves by inspection or otherwise as to their accuracy. No person within the firm's employment has the authority to make or give any representation or warranty in respect of the property

C025 Printed by Ravensworth 01670 713330