



country properties
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Harewood Lane

Romanby, Northallerton, DL7 8BQ

Offers in the region of £275,000

NICK & GORDON
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RESIDENTIAL

A spacious two bedroomed detached bungalow situated within the popular Romanby area of Northallerton providing private mature gardens, off street parking and garage.

**** DETACHED BUNGALOW ** PRIVATE MATURE GRDENS ** GARGE AND OFF STREET PARKING ****

A detached two bedroomed bungalow situated in a lovely location with mature private gardens to the front and rear. The property benefits from gas fired central heating and double glazing. The accommodation which would benefit from some updating includes a spacious reception hall, large living room with square bay window over looking the front garden. The kitchen over looks the rear garden and leads to a rear lobby and utility area. There are two double bedrooms and a large shower room / wc with double shower tray. There is a fixed paddle ladder in the reception hall providing access to the two attic rooms, both rooms having radiators and windows. Externally there is a drive way providing off street parking and access to the garage with newly fitted remote door. There are mature private gardens to the front and rear of the property. The property is situated within the popular Romanby area of town, close to Romanby Primary School and within walking distance of local facilities.





- A spacious two bedroomed detached bungalow
- Walking distance of local facilities
- Upvc double glazing
- Two useful attic rooms with fixed ladder access
- No onward chain
- Set in secluded mature gardens
- Gas fired central heating (New boiler 2020)
- Private mature gardens to the front and rear
- Off street parking and garage with remote roller door

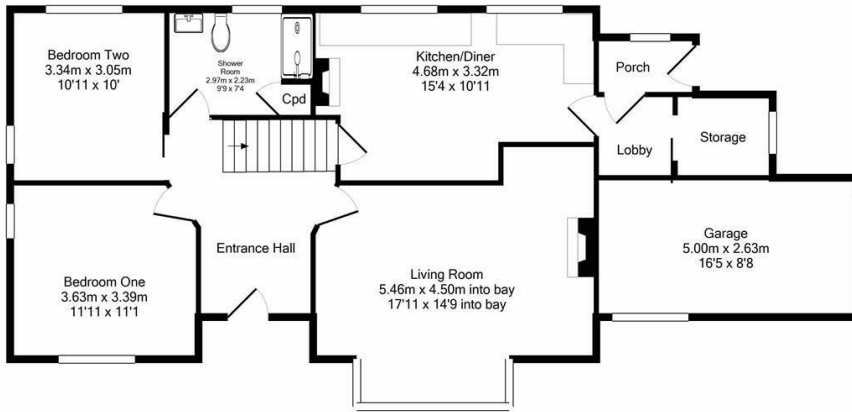
GENERAL INFORMATION

Tenure: Freehold

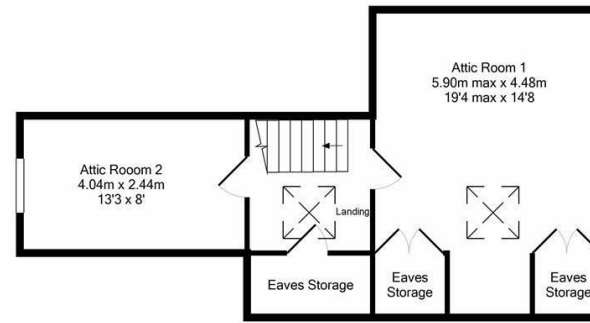
Services: Gas fired central heating, mains electric, water and drainage

Double glazing

Local Authority: Hambleton Band D



GROUND FLOOR
APPROX. FLOOR
AREA 97.9 SQ.M.
(1054 SQ.FT.)



1ST FLOOR
APPROX. FLOOR
AREA 47.6 SQ.M.
(512 SQ.FT.)

HAREWOOD LANE, NORTHALLERTON, DL7 8BQ.
TOTAL APPROX. FLOOR AREA 145.5 SQ.M. (1567 SQ.FT.)

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. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			74
(55-68) D		48	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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