

High Street, Byers Green, DL16 7NP  
3 Bed - House - Terraced  
Offers Over £69,950

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Boasting stunning countryside views to the front elevation; we are delighted to offer to the market with no onward chain this recently re-furnished, deceptively spacious three bedroom terraced house situated within the highly sought after Village location of Byers Green. An ideal opportunity for the young family or first time buyers to acquire this well proportioned home which is within excellent commuting distance to all of the local amenities offered within its immediate area, has great access to all major road links & bus routes & benefits further from gas central heating via a combi boiler & double glazing. The property briefly comprises: entrance hallway with stairs to the first floor, lounge & separate dining room which has French doors through to a 'lean-to' conservatory to rear & a 10ft (approximately) fitted kitchen. The first floor landing gives access to the three bedrooms & a modern white bathroom suite. Externally, the home boasts a good sized, enclosed yard area to the rear; whilst the front enjoys the spectacular views & has a large storage area (formerly an alleyway) to the side. We highly recommend thorough internal inspection in order to fully appreciate this desirable home for sale.

**ENTRANCE HALLWAY****SEPERATE DINING ROOM**

14'5 x 11'10 (4.39m x 3.61m)

**LOUNGE**

11'9 x 11'10 (3.58m x 3.61m)

**KITCHEN**

10'11 x 6'3 (3.33m x 1.91m)

**LEAN-TO CONSERVATORY**

10'8 x 7'11 (3.25m x 2.41m)

**FIRST FLOOR LANDING****MASTER BEDROOM**

13'1 x 9'3 (3.99m x 2.82m)

**BEDROOM TWO**

10'4 x 10'2 (3.15m x 3.10m)

**BEDROOM THREE**

10'4 x 7'11 (3.15m x 2.41m)

**BATHROOM**

8'2 x 8'2 (2.49m x 2.49m)

**EXTERNALLY**



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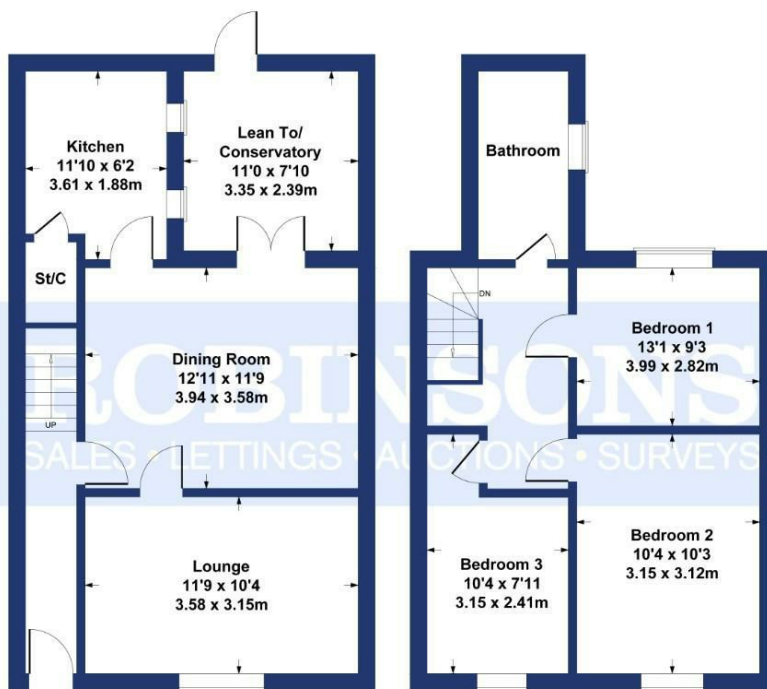
Strategic Marketing Plan

Dedicated Property Manager

## High Street, Byers Green, DL16 7NP

Approximate Gross Internal Area

1211 sq ft - 113 sq m



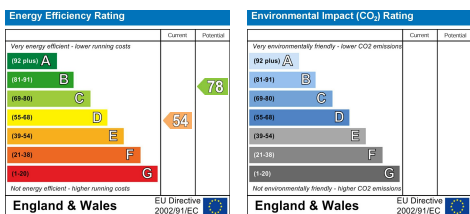
GROUND FLOOR

FIRST FLOOR

### 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. 2020



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