

HUNTERS®

HERE TO GET *you* THERE



Hambleton View

Tollerton, YO61 1QW

Guide Price £245,000



Council Tax: B



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KITCHEN

Fitted with a range of base and wall mounted units with matching preparation surfaces, inset single drainer stainless steel sink unit, integrated electric oven, gas hob and extractor hood, plumbing for washing machine, space for fridge freezer, window to front aspect, door to side aspect, tiled floor, ceiling spotlights

INNER HALLWAY

Loft access point (part boarded)

LOUNGE/DINER

Feature fireplace, window to front aspect, radiator

BEDROOM ONE

Window to rear aspect, radiator

BEDROOM TWO

Window to rear aspect, radiator

SHOWER ROOM

Walk in shower cubicle with mains shower, low flush wc, wall mounted wash basin, ladder style radiator, extractor fan

OUTSIDE

To the front of the property is an open area of lawn. Timber gates lead to the enclosed rear garden which is laid mainly to lawn with a paved patio area and a large shed.

PARKING

There is a driveway for off street parking

DISCLAIMER

These particulars are intended to give a fair and reliable description of the property but no

responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.



Road Map



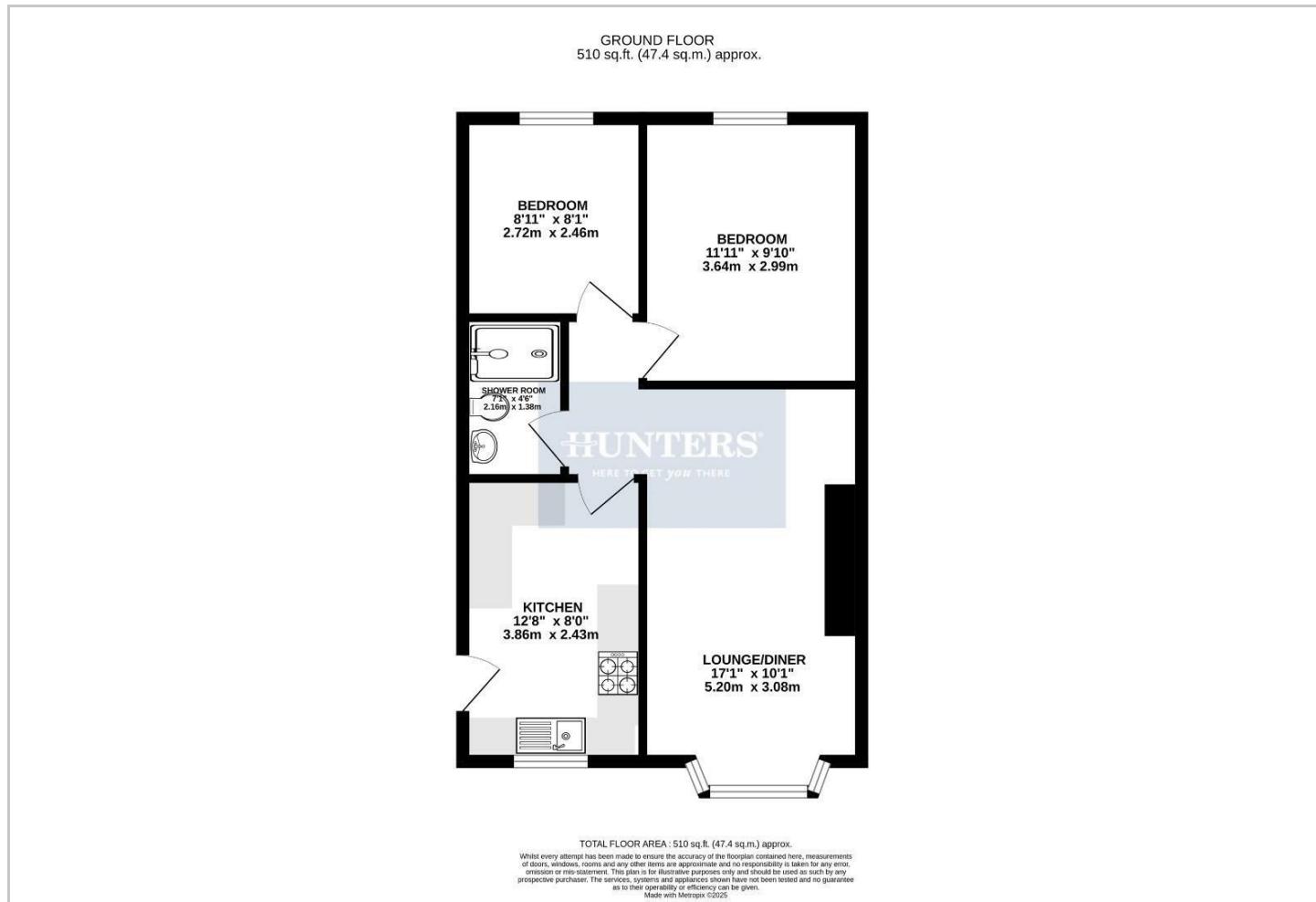
Hybrid Map



Terrain Map



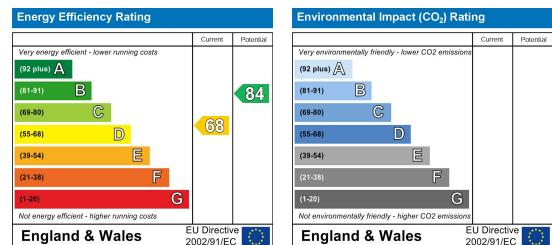
Floor Plan



Viewing

Please contact our Hunters Easingwold Office on 01347 823535 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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