



**MARK
STEPHENSONS**
ESTATE & LETTING AGENTS

**59 Westgate, Rillington,
Malton, YO17 8LN**

£187,500

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- CHAIN FREE SALE
 - FOUR BEDROOMS
 - GENEROUS GROUND FLOOR
 - OIL FIRED C/HEATING



Generous cottage offered for sale with no onward chain extending to approx 1484 sq ft internally. Sitting room, open plan dining kitchen, utility/rear entrance, shower room/wc, four bedrooms and family bathroom. Oil fired central heating, rear parking or small garden area.



DIRECTIONS

Rillington is a popular and well served village lying some 4 miles to the east of Malton. The village benefits from a primary school, local shopping facilities, a good butchers and two public houses. The A64 provides excellent road links both east and west.

Best found by heading out of Malton eastbound along the A64 into the village of Rillington. Take the left hand turning into Westgate where the property can be easily identified by our For Sale board.

SERVICES

Mains electricity, water and drainage are connected to this property. Central heating is oil fired.

COUNCIL TAX

Band D.

REAR ENTRANCE HALL

Quarry tiled floor. Built in cupboard. Radiator. Door leading out to small yard area with oil tank.

W/C

Two piece suite and cubicle. Rear window. Radiator.

KITCHEN/DINER

Two front windows. Side window and side entrance door. Three radiators. Base and wall units.

LIVING ROOM

Front and rear windows. Entrance lobby and front door onto Westgate. Three radiators. Solid fuel stove in brick full height surround.



BEDROOM ONE

Front window with radiator under. Further radiator. Traditional fire surround.

BEDROOM TWO

Front and side windows. Two radiators.

BEDROOM THREE

Front window. Radiator.

BEDROOM FOUR

Rear window. Radiator.

BATHROOM

Of generous size. Four piece suite with double shower cubicle. Rear window. Radiator.

OUTSIDE

The front of the property is flush to the pavement on Westgate. Vehicle access in from Collinsons lane into a walled parking space and flagged patio area. In total, approximately 25 x 12.



FIRST FLOOR

LANDING

Loft hatch. Radiator.

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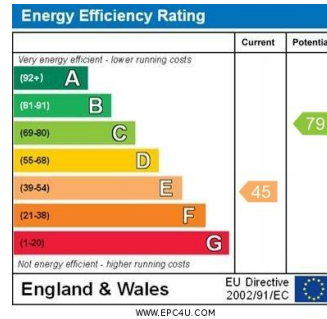
Approx. gross internal floor area: 1243 Sq. Ft / 115 Sq. M.



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SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY
All measurements walls, doors, windows, fittings and appliances, their size and locations, are approximate only. They cannot be regarded as being a representation by the seller, nor their agent.
Produced by Potterplans Ltd. 2021



Malton Office

Yorkersgate, 13a Malton,
North Yorkshire, YO17 7AA
www.markstephensons.co.uk
malton@markstephensons.co.uk
01653 692500

Pickering Office

20 Birdgate, Pickering,
North Yorkshire, YO18 7AL
www.markstephensons.co.uk
pickering@markstephensons.co.uk
01751 476900

Floorplan

Every attempt has been made to ensure accuracy however, measurements are approximate, and for illustrative purposes only. Not to scale.

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.