Mark Stephensons

ESTATE & LETTING AGENTS

Woodland View Burythorpe, Malton, YO17 9LF

£365,000

- Recent significant improvements
- Extremely well established garden
- Electric Fischer heating system
- Modern Kitchen & Bathroom
- Good driveway parking & garage
- Double glazed throughout
- Two well proportioned Bedrooms
- Popular village south of Malton
- Extra spacious lounge/dining

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Woodland View , Burythorpe YO17 9LF

Woodland View is an extremely well presented two bedroom bungalow situated on a corner plot and located in the popular village of Burythorpe just south of Malton. In recent years the current owners have invested heavily in a scheme of updating works and greatly improved the outside space/gardens. Hallway, generous lounge/dining room, refitted kitchen and shower room and two double bedrooms. Generous gated driveway allowing ample parking, single garage and lovely corner plot gardens including excellent patio space. Double glazed throughout, Fischer electric heating system, in all an excellent opportunity for which we would recommend an early viewing appointment.

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Council Tax Band: D

General Comments
Burythorpe is a popular village approx 4 miles south of Norton/Malton where a wide range of shops and amenities can be found. More locally within the village itself The Bay House pub/restaurant offers good hospitality, Burythorpe House Hotel is on the edge of the village, primary school catchment is in nearby Langton whilst secondary schools are available in both Norton and Malton. The delightful countryside, literally on the doorstep, provides endless walks and cycling options.

Services
Fischer electric heating system which is censored in each room with individual thermostats, Mains water, Mains drainage. Burythorpe is not on mains gas.

Entrance Hall
Front entrance door, Windows to the front aspect, Wooden flooring, Loft hatch, Radiator.

Sitting Room
Windows to the Front and Side aspect, Picture Window, Gas log burning stove, Radiator.

Kitchen
Window to the side aspect, tiled flooring, a range of wall and base units with roll top work surfaces, Induction hob, touch control extractor hood, integral electric oven, microwave, fridge, sink with tiled splashback, radiator.

Bedroom 1
Window to the Rear aspect, Radiator.

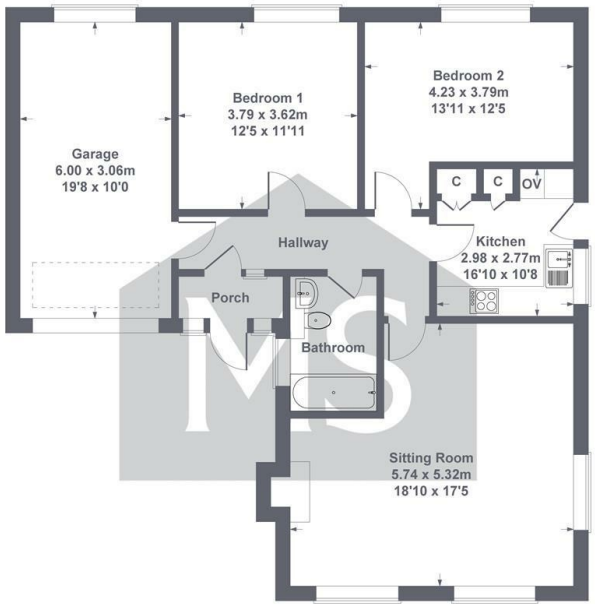
Shower Room
Combination unit with low flush WC and hand basin, Wet room style shower with rain shower head, Heated towel rail, Wall hung mirrored unit, Glazed window to the Side aspect, Tiled walls and flooring, Extractor fan.

Bedroom 2
Window to the Rear aspect, Radiator.

Garden
Enclosed low maintenance garden with side access, a large patio area, mature shrubs, plum and apple trees, plant borders, garden shed.

Garage
Window to the rear aspect, Electric shutter door, Fully powered with lighting.

Approximate Gross Internal Area
Main House 850 sq ft - 79 sq m
Garage 194 sq ft - 18 sq m
Total 1044 sq ft - 97 sq m



GROUND 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.

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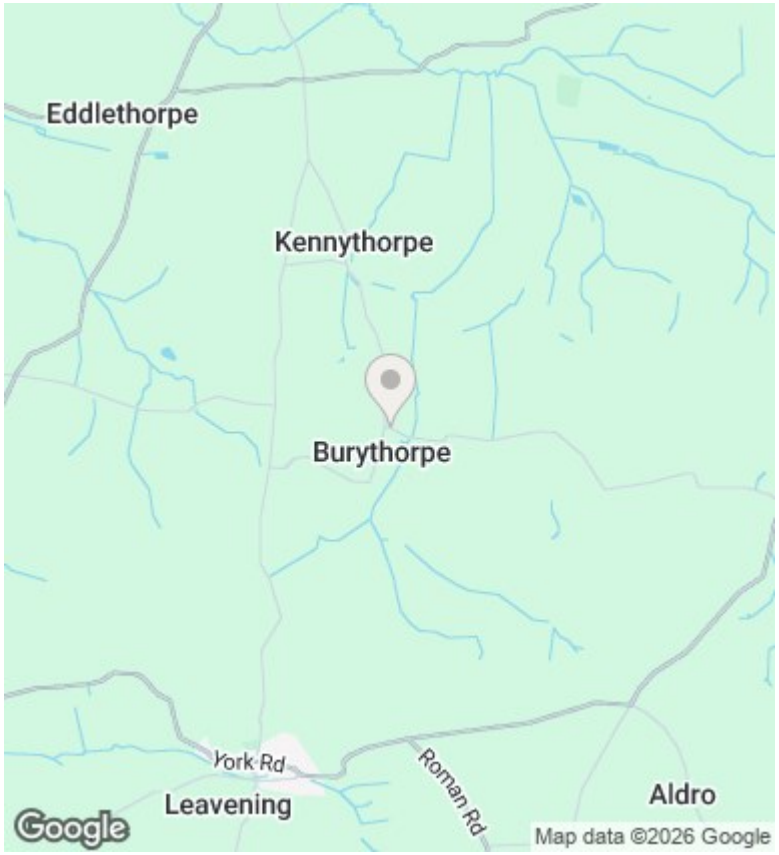


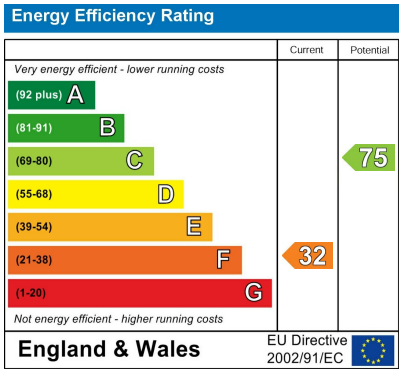
Directions

Viewings

Viewings by arrangement only. Call 01653 692500 to make an appointment.

Council Tax Band

D



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