

Mark Stephenson's

ESTATE & LETTING AGENTS



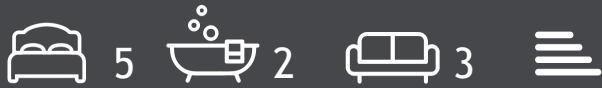
35 Maiden Greve, Malton YO17 7BE

£485,000

- Offered for sale with no onward chain
- Sought after residential location
- Large uPVC double glazed conservatory
- Gas c/htg and uPVC d/glazing
- Large and versatile ground floor
- Very smart recent refitted kitchen
- Small cul-de-sac position
- Five bedrooms, four up and one down
- Generous driveway parking, single garage

35 Maiden Greve, Malton YO17 7BE

A well established and extended detached house offered with no onward chain located in a small cul-de-sac in this very highly favoured residential area. The ground floor layout offers great versatility with three receptions in addition to which there is now a further bedrooms with wet-room. The kitchen is well equipped having been recently refitted together with a range of appliances. Upstairs there are four bedrooms, family bathroom and separate shower room. The gardens are extremely well established, the front drive allows generous parking and gives access into the single integral garage. CHAIN FREE SALE.



Council Tax Band: F



General information

The property lies within easy reach of both the picturesque Georgian marketplace and from the railway station. The town is celebrated for its independent shops, cafés and restaurants, artisan food producers, brewers and markets. Local amenities also include a community hospital, doctors' surgery, tennis and padel courts, swimming pool, gyms, cinema, schools and sixth form. Highly regarded independent schools, including those in York, lie within easy reach by car or train. Malton Railway Station offers a direct service to the Scarborough, York, Leeds, London, Liverpool and Manchester. This easily accessible corner of North Yorkshire has it all: the North York Moors, Castle Howard and the Howardian Hills, the Yorkshire Wolds and Heritage Coast along with the historic city of York.

Services

All mains services are connected.

Entrance Hall

Stairs to the first floor, Storage cupboard, Thermostat, Radiator.

Cloakroom

White Two-Piece Suite, Laminate flooring, Radiator, Extractor fan.

Living Room

Window to the front aspect with radiator beneath, Gas fireplace in surround, Radiator.

Dining Room

Radiator, Patio doors to;

Conservatory

Large uPVC conservatory sat on brick dwarf wall, Wooden flooring, French doors to the rear garden.

Kitchen

Modern wall & base units, electric over with extractor hood above, Oven and microwave, Sink basin X2, Window to the rear aspect, Door to the rear aspect with adjoining window, Radiator, Laminate tiled flooring, Door to;

Integral Garage

Electric roller door, Gas central heating boiler, Window to the side aspect, Sockets & Lighting.

Downstairs Bedroom/Reception Room

Window to the front aspect, Entrance door, Radiator, Laminate flooring, Velux Windows X2.

Wet Room

White Two-Piece Suite, Walk-in Shower, Heated Towel Rail, Glazed window to the rear aspect, Tiled walls, Extractor fan.

First Floor Landing

Velux Window

Shower Room

Electric shower, Radiator, Partly-tiled walls, Extractor fan.

Bedroom 1

Window to the front aspect with radiator beneath, Cupboard, Sink basin, Door to;

Dressing Room

Window to the front aspect with radiator beneath, Multiple built-in wardrobes.

Bedroom 2

Window to the rear aspect with radiator beneath, Built-in cupboard, Sink basin.

Family Bathroom

White Three-Piece Suite with sink in vanity unit, Heated Towel Rail, Glazed window to the rear aspect, Airing cupboard, Tiled walls, Extractor fan.

Bedroom 3

Window to the front aspect, Radiator, Loft hatch with drop-down ladder and lighting, Walk-in shower cubicle, sink basin, Extractor fan.

Bedroom 4

Window to the rear aspect with radiator beneath, Built-in wardrobes.

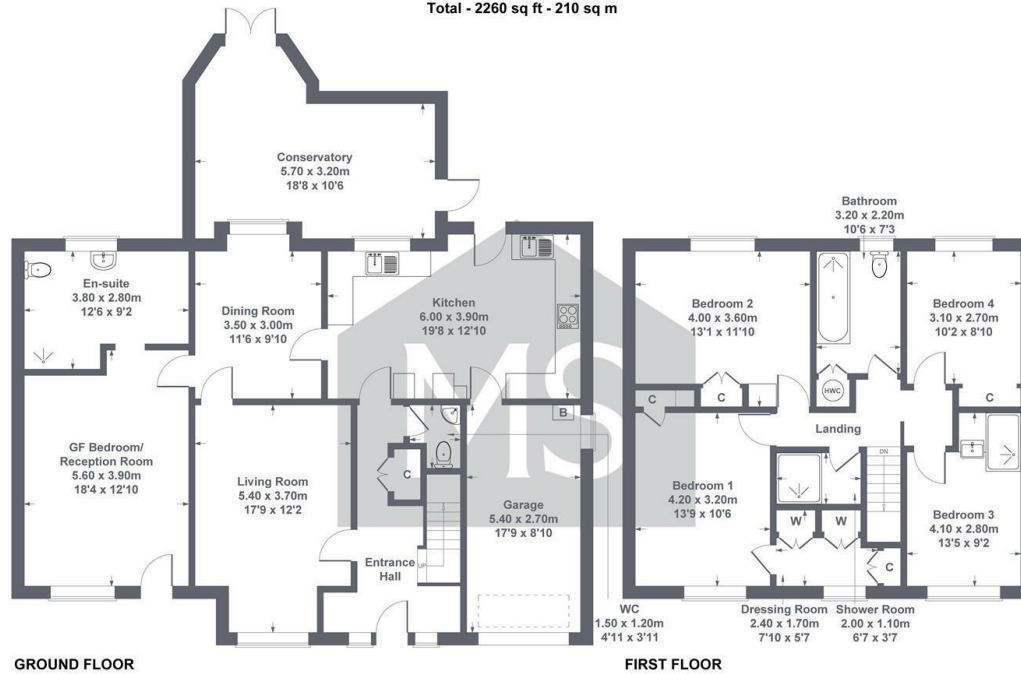
Outside Space/gardens

To the front, the property is accessed off a cul-de-sac within Maiden Greve onto the driveway which allows parking for multiple vehicles, the property is bordered by mature shrubs/bushes. From the front, there is access to the rear garden on either side elevation. The rear garden is a combination of flagged patio tiles and lawned garden space, with a summer house and garden shed. There are outdoor taps to the front and rear and outdoor sockets.

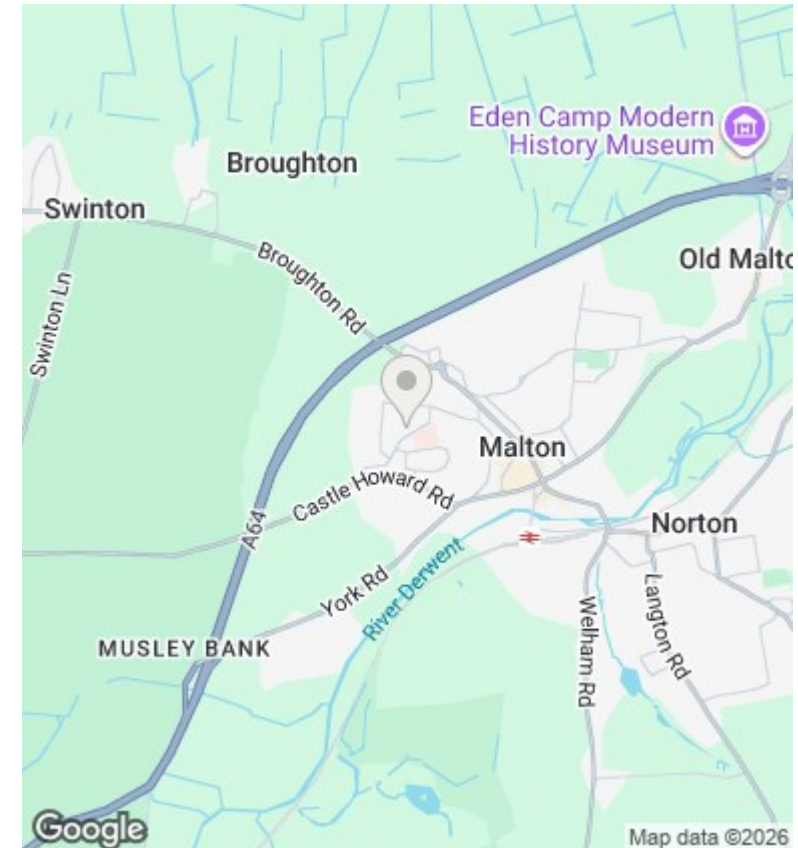




Approximate Gross Internal Area
Main House - 2099 sq ft - 195 sq m
Garage - 161 sq ft - 15 sq m
Total - 2260 sq ft - 210 sq m



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. 2026



Directions

Viewings

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

Council Tax Band

F

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	