



EAST LEA, SCRUTON, NORTHALLERTON
NORTH YORKSHIRE, DL7 0QZ



EAST LEA, SCRUTON

Northallerton, North Yorkshire, DL7 0QZ

A spacious and well-presented three-bedroom detached bungalow in the sought-after village of Scruton, set on a generous plot with open rear views. Recently updated with new flooring, redecoration, and an oversized single garage, the property offers a large kitchen/diner, conservatory, ample parking, and a very attractive well-maintained garden.

- Detached bungalow
- Three bedrooms
- Generous plot with open views
- Spacious kitchen/diner with conservatory
- Ample parking and garage

ASKING PRICE £425,000

GET IN TOUCH

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DESCRIPTION

A spacious and very well-presented three-bedroom detached bungalow, set on a generous plot in the popular village of Scruton with open views to the rear. The property offers well-balanced accommodation throughout, with the potential to suit a range of buyers.

The front door opens into a central hallway, leading through to the sitting room, all three bedrooms, the family bathroom, and the kitchen/diner. The sitting room is a bright and comfortable space with a bay window and feature fireplace.

To the rear, the kitchen/diner is a particularly generous room overlooking the garden and surrounding countryside. It is fitted with a range of modern units and includes an integrated double oven, induction hob, and extractor. There is also a freestanding fridge, dishwasher, washing machine and integrated tumble dryer (all under three years old and included in the sale). The dining area connects to an air-conditioned conservatory, which provides additional living space and French doors provide direct access to the garden.

The main bedroom is spacious, easily accommodating a large king- sized bed, wardrobes and additional furniture. The front bedroom benefits from a bay window, ensuite WC and cloaks/storage cupboard, whilst the third bedroom is fitted with a very spacious, built in floor to ceiling wardrobes which occupies its full length and provides additional storage.

The bathroom is fully tiled and fitted with a bath, separate shower, WC, vanity unit, and heated towel rail.

Outside, a long driveway provides parking for two or more vehicles. The property also benefits from an oversized single garage with power, lighting, an electric door, free-standing upright freezer and separate pedestrian access.

The front garden is low maintenance and well stocked with mature flowering shrubs, perennials and ornamental grasses. The rear garden is a substantial landscaped plot with well established, colourful mixed borders offset by lawn and open views beyond. This is accessed via an ornamental patio with stone-flagged seating area. It is a very







well- maintained, fully enclosed space including a large greenhouse and timber shed both with power and a summerhouse. There are three self-watering systems serving the greenhouse, patio side and front gardens.

LOCATION

Scruton is a delightful and highly regarded village situated just a few miles west of Northallerton, surrounded by beautiful North Yorkshire countryside. Known for its strong sense of community and rural charm, the village offers a peaceful yet well-connected lifestyle, with easy access to nearby market towns, rail links, and major road networks. At its heart lies a traditional village green, historic church and a beautifully restored Victorian railway building part of the functioning Wensleydale Heritage railway- all contributing to its welcoming atmosphere. Scenic walking and cycling routes can be enjoyed from the doorstep, making Scruton ideal for those who appreciate village life and the great outdoors, while still being within easy reach of local amenities and schools in Northallerton.

Viewings

Strictly by appointment only. Please contact the Agent on 01609 773004.

Services

Mains electricity, water, gas and drainage are connected. Gas-fired central heating boiler to radiators and also supplying hot water.

Charges

North Yorkshire Council Tax Band D.

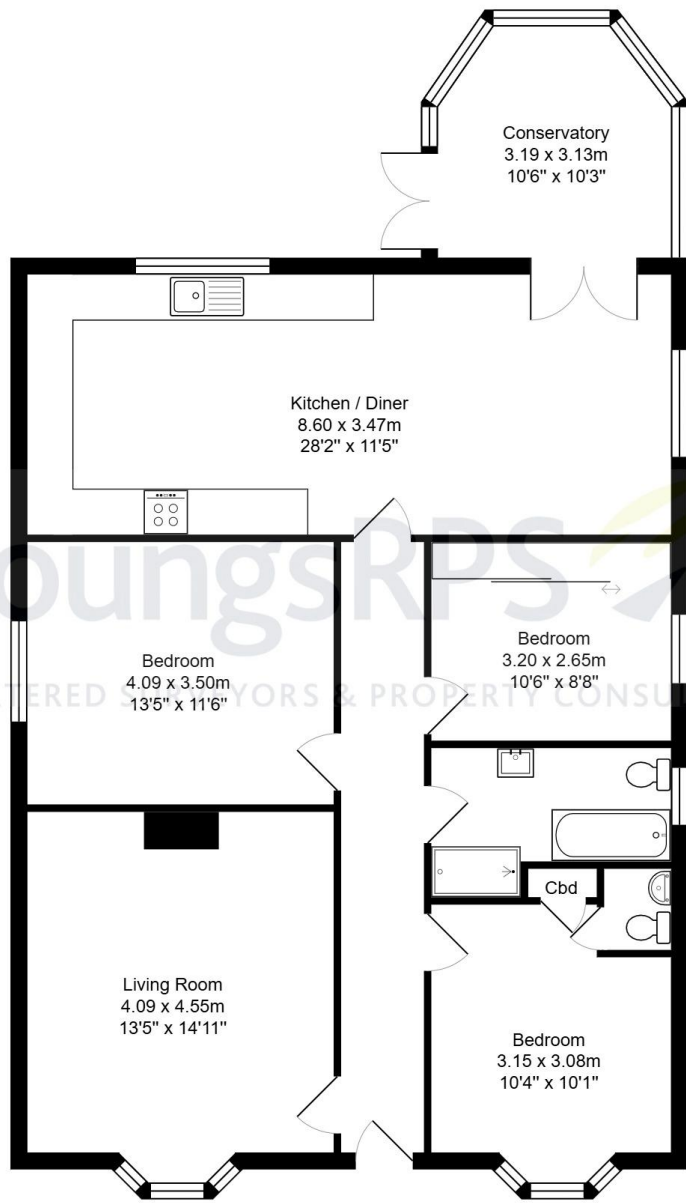
Tenure

The property is Freehold.

Agent's Notes

Free Market Appraisal - We will be pleased to provide unbiased and professional advice, without obligation, on the marketing and current value of your present home.





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