



BLUEBELLS, MILL HILL LANE, NORTHALLERTON
NORTH YORKSHIRE, DL6 1AP



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Northallerton, North Yorkshire, DL6 1AP

A well-presented and deceptively spacious bungalow situated on the sought-after south side of Northallerton, within easy walking distance of the town centre. The property has been updated in recent years, including a new roof and loft conversion, and offers versatile accommodation comprising a bright living room, conservatory, modern kitchen with adjoining garden room, two ground floor bedrooms, and a shower room, with a further first floor bedroom and shower room. Externally, there is ample off-street parking, a garage, and a low-maintenance westerly facing rear garden.

- Sought after side location on the south side of Northallerton
- Walking distance of the town centre
- Three bedroom Dormer Bungalow
- Attractive Landscaped Rear Garden
- Open aspect to the front
- EPC Rating C

OFFERS OVER £425,000

GET IN TOUCH

youngsrps, 80-81 High Street, Northallerton, DL7 8EG

01609 773004

northallerton@youngsrps.com





DESCRIPTION

This attractive bungalow is ideally situated on the highly sought-after south side of Northallerton, within easy walking distance of the town centre. The property has been thoughtfully updated in recent years, including a new roof and a loft conversion, creating versatile and well-presented accommodation throughout.

A uPVC front door opens into a spacious and welcoming hallway. To the left, a bright and generous living room features a front-facing window, gas fire, and sliding doors leading into a conservatory, which enjoys views over the rear garden and features a unique indoor/outdoor fish pond.

To the right of the hallway are two bedrooms, including a spacious principal bedroom with a front-facing window and extensive fitted wardrobe space, and a well-proportioned single bedroom with useful under-stairs storage. These are served by a modern shower room comprising a large walk-in shower, WC, and wash hand basin set within vanity units.

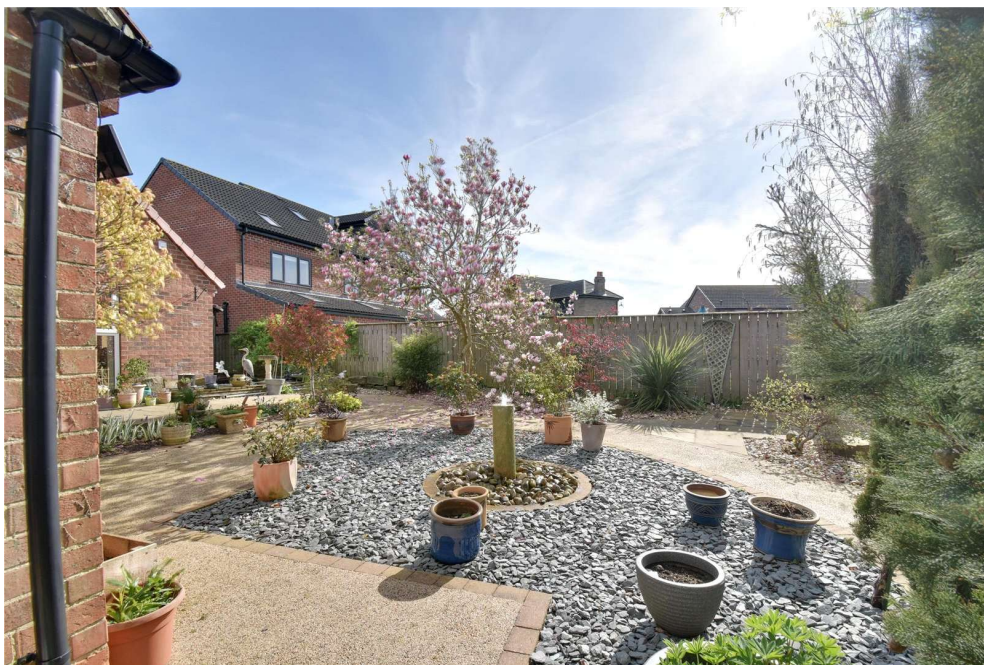
The breakfast kitchen is fitted with a range of beech-effect wall and base units, laminate worktops, hob with extractor over, and sink with drainer. Integrated appliances include a dishwasher, electric oven, and microwave, with additional space for a tall fridge freezer and a dining table. A door leads through to a delightful garden room, offering ample space for both seating and dining, with French doors opening onto the rear garden. The garden room also provides plumbing for a washing machine and space for a tumble dryer.

Stairs from the garden room rise to the first floor, where a double bedroom enjoys Juliette balcony doors overlooking the rear garden, along with access to a shower room featuring a double shower enclosure, WC, and wash hand basin. From the landing, there is also access to a boarded loft space housing the gas central heating boiler, which offers further potential for conversion, subject to the necessary consents.

Externally, the rear garden benefits from a desirable westerly aspect and has been landscaped for ease of maintenance, incorporating resin pathways, decorative gravel, paving, and established shrubs and trees. To the front and side, a tarmac driveway provides off-street parking for multiple vehicles and leads to a single garage with up-







and-over door, power, and lighting, offering excellent storage.

LOCATION

Situated within the popular market town of Northallerton, within walking distance of all the facilities and amenities the town has to offer. The property is well placed for primary and secondary schooling. The thriving market town has a weekly market which has been running since it was chartered in 1200. The bustling High Street is home to many independent businesses from delicatessens, greengrocers and department stores with larger chains also available. There are ample facilities to make use of including sports clubs, restaurants, pubs, theatre, bowling alley and cinema.

Ideally situated between The Yorkshire Dales National Park and The North Yorkshire National Park, Northallerton is also conveniently located for commuters who can make use of the excellent road and rail networks giving convenient access to Darlington, Newcastle, York, Leeds and beyond; making it the perfect location for those that enjoy both country and metropolitan pursuits.

Services

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

Viewings

Viewings are strictly by appointment. Please contact the agent on 01609 773004.

Tenure

The property is freehold.

Charges

North Yorkshire Council Tax Band D.

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.



All measurements are approximate and for display purposes only.

Total Area: 142.0 m² ... 1529 ft²

www.youngsrps.com
Northallerton 01609 773004



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