



51 PORTLAND ROAD, BROMPTON
NORTHALLERTON, NORTH YORKSHIRE, DL6 2BQ



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Brompton, Northallerton, North Yorkshire, DL6 2BQ

A beautifully presented four-bedroom detached family home situated within a popular modern development on the outskirts of Northallerton. Offering spacious accommodation including an impressive open plan kitchen/dining/family room, separate living room, principal bedroom with en-suite, enclosed rear garden, integral garage and off-street parking, the property is ideally suited to modern family living.

- Beautifully Presented Family Home
- Fabulous kitchen/dining/family room
- Four Bedrooms
- Two Bathrooms
- Gardens to front and rear
- Off Street Parking & Garage
- EPC Rating B

GUIDE PRICE £375,000

GET IN TOUCH

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

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DESCRIPTION

A beautifully presented four-bedroom detached family home occupying a pleasant position within a popular residential development on the outskirts of Northallerton. Offering spacious and well-appointed accommodation throughout, the property benefits from an open plan kitchen/dining/family room, separate living room, principal bedroom with en-suite facilities, enclosed rear garden, integral garage and off-street parking.

A composite front door opens into a welcoming entrance hall with staircase rising to the first floor and door to a useful cloakroom/WC. To the front of the property is a spacious living room featuring a bay window which provides excellent levels of natural light.

Undoubtedly the heart of the home is the impressive kitchen/dining/family room which spans the full width of the property and provides an excellent space for modern family living and entertaining. The kitchen is fitted with a range of contemporary wall and floor units with complementary worktops and integrated appliances including oven, hob and extractor. There is further space for freestanding appliances, together with ample room for both dining and seating areas. French doors open directly onto the rear garden.

To the first floor are four well-proportioned bedrooms, three of which are comfortable doubles. The principal bedroom benefits from en-suite shower room facilities, whilst the remaining bedrooms are served by a modern family bathroom comprising bath, wash hand basin and WC.

Externally, the property enjoys an attractive enclosed rear garden incorporating a generous paved patio area and lawn, providing an ideal space for outdoor dining and family enjoyment. To the front is a lawned garden together with a driveway providing off-street parking and access to the integral garage.

An internal inspection is highly recommended to appreciate the space, presentation and family-friendly layout offered by this attractive modern home.





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 twice 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.

Viewings

Viewings are strictly by appointment. 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 E.

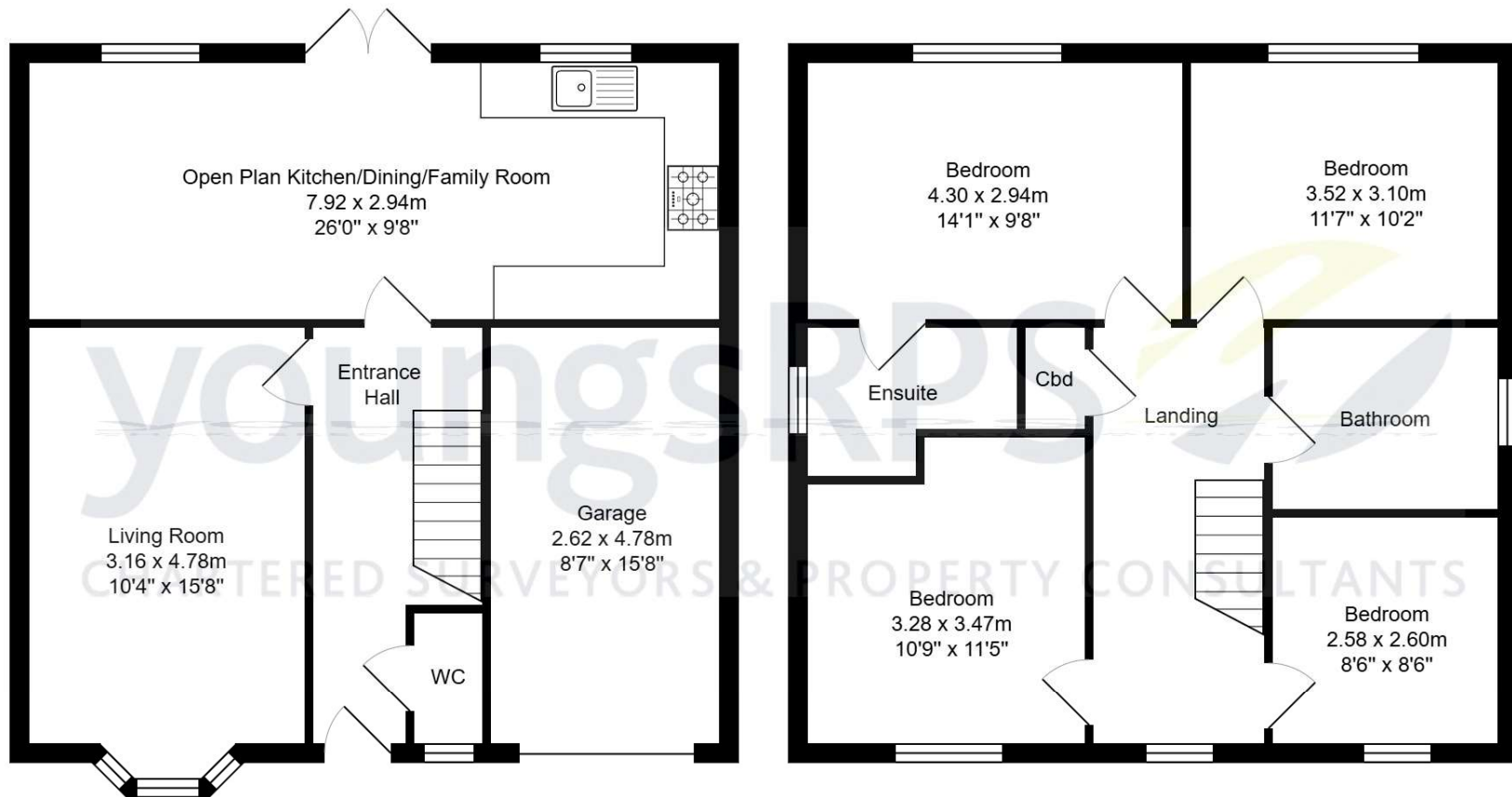
Tenure

The property is Freehold but a management charge of approx £150 per annum is payable for the maintenance of communal outside space.

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





All measurements are approximate and for display purposes only.

Total Area: 126.8 m² ... 1365 ft²

www.youngsrps.com
Northallerton 01609 773004



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