

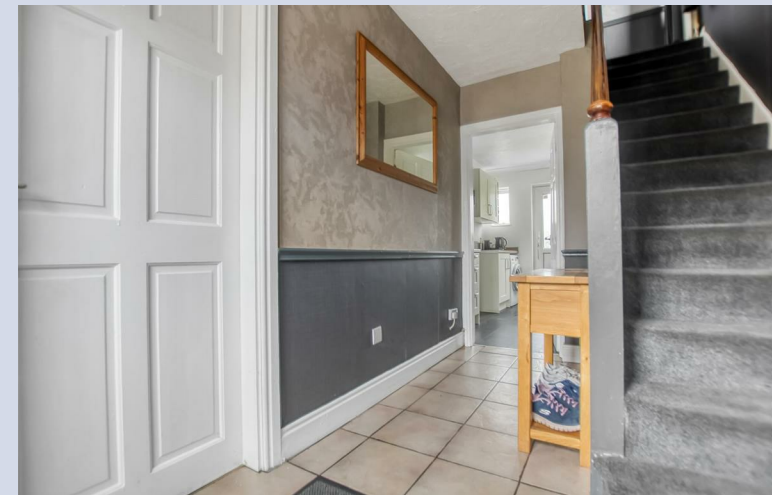


Tenanted investment opportunity.

A three bedroomed end terraced property with large west facing rear garden and off street parking.

The property benefits from gas fired central heating and double glazing. The accommodation includes an entrance hall, living room, dining room, kitchen fitted with a modern range of wall and base units including integrated oven and hob. To the first floor there are two double bedrooms and a large single bedroom. The family bathroom is fitted with a white suite with shower over the bath.

The property is sold with a tenancy in place paying £600 pcm.





- Tenanted investment opportunity
- Large west facing rear garden
- Driveway and off street parking
- Three bedroomed end terrace with two reception rooms
- Gas fired central heating and double glazing
- Tenancy in place with rent of £600 pcm

GENERAL INFORMATION

Tenure: Freehold

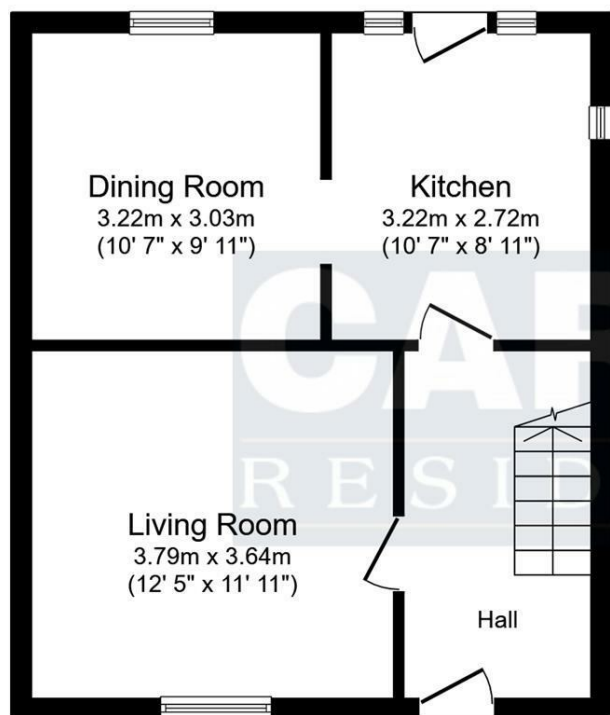
Services: Gas central heating, mains electric, water and drainage

Double glazing

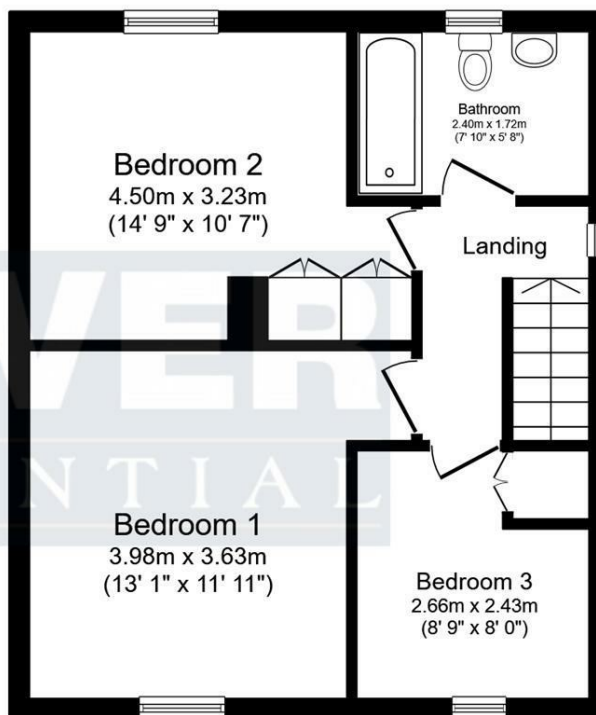
Local Authority: North Yorkshire Band B

Buyer(s) Identification Checks

Should a purchaser(s) have an offer accepted on a property marketed by Carver Residential they will need to undertake an identification check. This is done to meet our obligation under Anti Money Laundering Regulations (AML) and is a legal requirement. We use a specialist third party service to verify your identity, this is not a credit check and will have no effect on credit history. The cost of these checks is £36 inc. VAT per buyer, which is paid in advance, when an offer is agreed and prior to a sales memorandum being issued. This charge is non-refundable.



Ground Floor
Floor area 40.7 sq.m. (438 sq.ft.)



First Floor
Floor area 40.8 sq.m. (439 sq.ft.)

Total floor area: 81.5 sq.m. (878 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		84
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		66
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

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MAB 6202



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