







9 St Oswalds Road, Catterick Garrison, DL9 4TD

**£135,000**

marcus alderson estate agents

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## HALL
A UPVC double glazed door leads into the hallway, central heating radiator, large cloaks cupboard, wash hand basin with a vanity cupboard beneath, walk through to the lounge.

## LOUNGE 5.94 x 3.11 (19'5" x 10'2")
With a UPVC double glazed window to the front, two central heating radiators, Adam style fireplace and coving. Doors lead into the kitchen and into the inner hallway.

## KITCHEN 2.99 x 2.59 (9'9" x 8'5")
With a range of wall and base units, glass display unit, one and a half bowl stainless steel sink unit and a central heating radiator. A UPVC double glazed door leads out to the side driveway.

## INNER HALLWAY
Having a loft hatch providing access into the roof void. Airing cupboard housing the hot water cylinder. Doors lead into the bedrooms and the bathroom.

## BEDROOM 1 3.81 x 2.71 (12'5" x 8'10")
A double bedroom with a UPVC double glazed window to the rear and a central heating radiator.

## BEDROOM 2 2.81 x 2.74 (9'2" x 8'11")
With a UPVC double glazed window and a central heating radiator.

## SHOWER ROOM 2.23 x 1.85 (7'3" x 6'0")
Wet room with shower, w.c and wash hand basin with a vanity cupboard beneath, central heating radiator and a UPVC double glazed window.

## EXTERNALLY
To the front of the property there is a gravelled low maintenance garden. To the side of the property there is a large driveway providing off road parking for multiple vehicles. The rear garden is enclosed and has a paved patio area and an external cold water tap, Steps lead up to a lawned area.

## NOTES
* FREEHOLD
* COUNCIL TAX BAND C




