



## 16 The Chase

Norton, YO17 9AS

Price Guide £275,000



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This beautifully presented semi detached bungalow is located in a lovely residential area of Norton. The property has been extended to create additional living space with a lovely fitted kitchen which opens into a spacious dining room with additional sunroom/hobby room. There are two double bedrooms, a generous sized bathroom and a further sitting room. The plot is of a generous proportion with lawned gardens to three sides, driveway parking and a single garage to the front. For those looking for a property ready to move straight into, this fits the bill perfectly!

- BEAUTIFULLY PRESENTED SEMI DETACHED BUNGALOW
- SPACIOUS, MODERN BATHROOM
- DRIVEWAY PARKING WITH SINGLE GARAGE
- SOLAR PANELS
- EXTENDED WITH SUNROOM
- TWO DOUBLE BEDROOMS
- QUIET CUL DE SAC LOCATION
- MODERN FITTED KITCHEN WITH INTEGRATED APPLIANCES
- GENEROUS SIZE LAWNED GARDENS
- POPULAR RESIDENTIAL AREA OF NORTON

## Open Plan Kitchen Diner

A lovely open plan space with cream gloss wall and base units with LED inset lighting to kickboards, under unit lighting, 'Smeg' gas hob with double electric oven and extractor hood. Boxed in gas boiler. Plumbed for dishwasher, complimenting sink and drainer unit and composite glazed door to the front aspect. The kitchen opens into a lovely dining area with wood effect flooring, radiator, UPVC double glazed window to the front aspect and opening to:

## Sunroom/Hobby Room

12'12 x 9'6 (3.66m x 2.90m)

With insulated roof, skylight, doors leading out to the garden and wood effect flooring.

## Inner Hall

A spacious inner hallway area with Oak doors to the bedrooms, bathroom and sitting room. Wood effect flooring, radiator and loft access which is fully boarded with a loft ladder.

## Sitting Room

A good sized room with electric feature fire with granite hearth and sensor touch display lighting, TV point, radiators and UPVC window to the front aspect.

## Bedroom One

A lovely sized double room with built in wardrobes, radiator and UPVC windows to the side and rear aspects.

## Bedroom Two

Another double room with radiator and UPVC window to the rear elevation.

## Bathroom

A spacious, fully tiled bathroom with P-shape bath with shower over, low level WC, hand wash basin. Built in storage units and plumbing for a built in washing machine and dryer. Heated towel rail, LED lit shelving above bath area and UPVC double glazed opaque window to the rear aspect. Extractor fan.

## Exterior

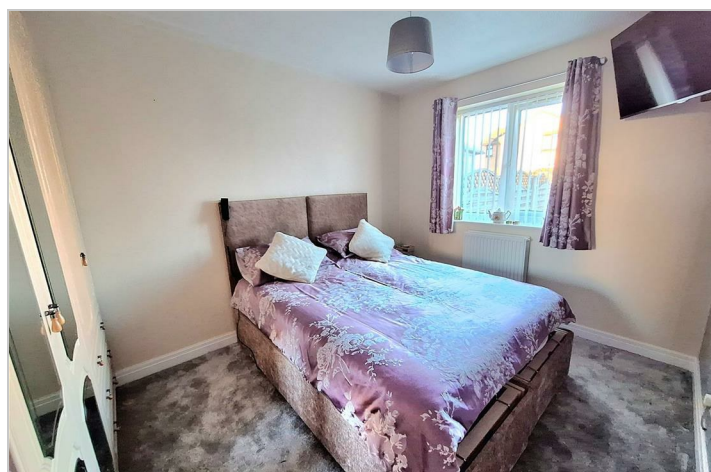
The bungalow is located in a cul de sac with its own drive and brick built garage to the front. There are fully enclosed lawned gardens to the front, side and rear with fencing and wrought iron decorative railings. A lovely sized garden for any budding gardener!

## Services

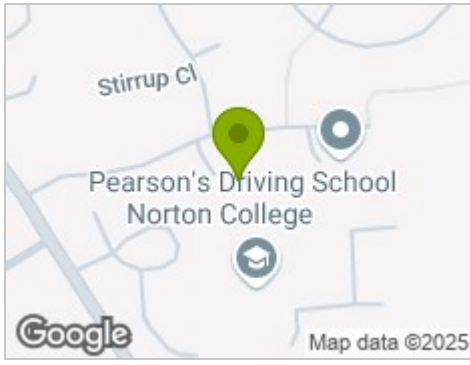
The property is connected to mains gas, electric, drainage and water and benefits from solar panels making the property very energy efficient and keeping bills to a minimum.

## Norton

Norton is a busy and thriving area of Malton. It has good junior and secondary schools and there are a variety of local amenities to hand. Malton train station is a short walk away and offers direct railway links to Scarborough, York, Leeds, Manchester and Liverpool. Norton is also within easy access to the A64 which connects Scarborough, York and Leeds.



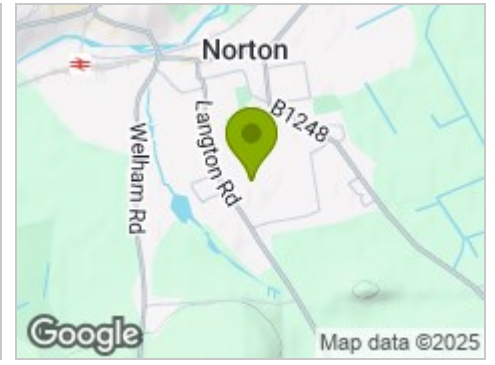
## Road Map



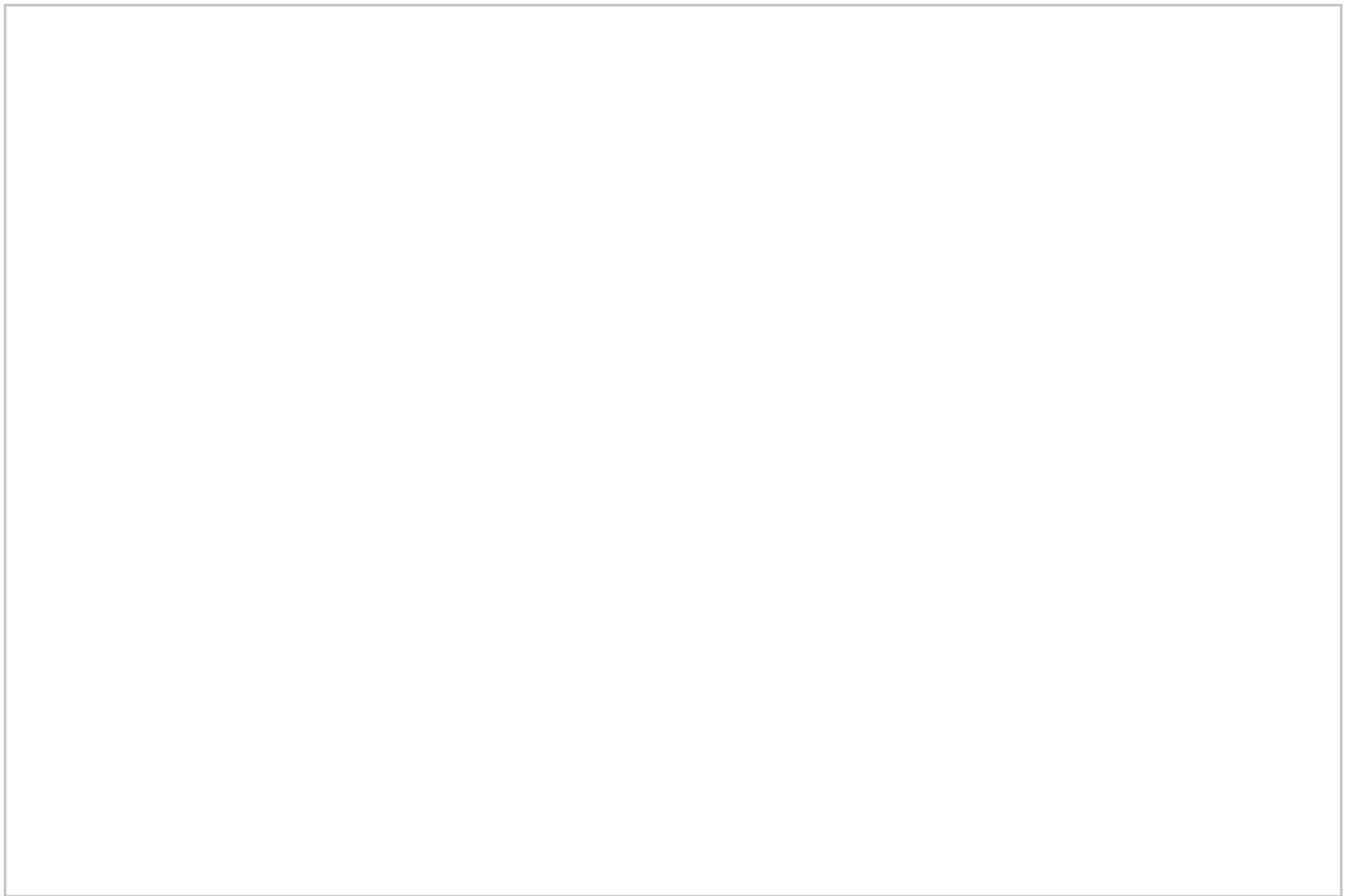
## Hybrid Map



## Terrain Map



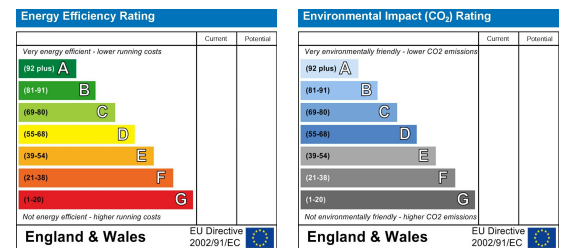
## Floor Plan



## Viewing

Please contact our Boutique Property Shop Office on 07515763622 / 01653 524224 if you wish to arrange a viewing appointment for this property or require further information.

## Energy Efficiency Graph



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