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18 Welham Road

Norton, YO17 9DP

Offers In The Region Of £325,000

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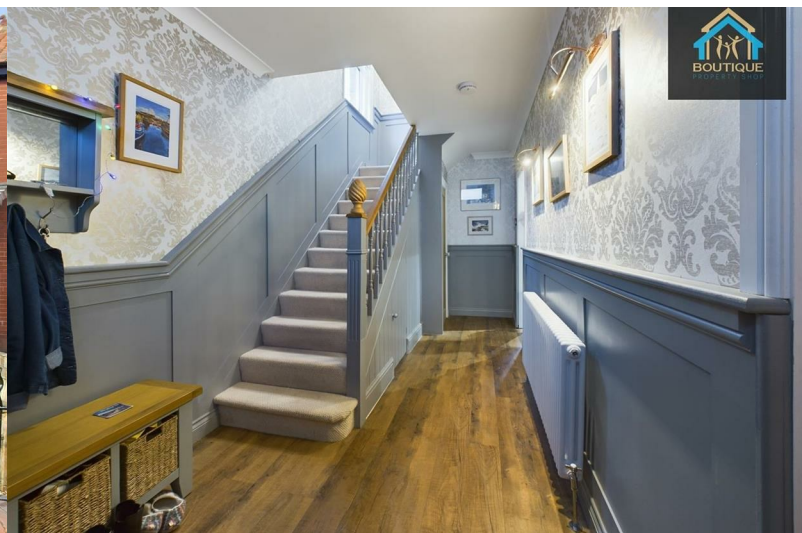

18 Welham Road

Norton, Malton, YO17 9DP

Offers In The Region Of £325,000

This beautifully designed three bedroom, extended family home is located in a convenient position of Norton and within easy reach of both the bus and train stations and popular local supermarkets. The property boasts three good sized bedrooms, a stunning open plan kitchen diner with central island unit and bi-fold doors leadng out to the landscaped garden. There is a spacious entrance hall, sitting room with wood burner, contemporary fitted kitchen diner and guest WC to the ground floor. The first floor offers three reasonable sized bedrooms and a luxurious family bathroom with both shower and rolltop bath. The landscaped garden offers a tranquil space to relax and unwind in. A stunning family home designed and presented to an exceptional standard throughout in an excellent location!

- THREE GOOD SIZED BEDROOMS
- STUNNING OPEN PLAN KITCHEN/DINER WITH BI-FOLD DOORS
- GREAT LOCATION CLOSE TO AMENITIES AND TRAIN/BUS STATIONS
- BEAUTIFULLY PRESENTED THROUGHOUT
- GUEST WC
- GORGEOUS LANDSCAPED GARDENS
- NO ONWARD CHAIN
- BESPOKE FIXTURES AND FITTINGS

Entrance Hall

Composite front door, contemporary radiator, decorative part panelled walls, under stair's cupboard, wood effect flooring, ceiling rose and staircase leading to the first floor accommodation.

Guest WC

5'3 x 5'3 (1.60m x 1.60m)

UPVC double glazed opaque side aspect window, low flush WC, vanity wash basin, contemporary radiator, part panelled walls and decorative tiled flooring.

Living Room

11'7 x 15'8 into bay (3.53m x 4.78m into bay)

UPVC double glazed opaque side aspect window, vanity wash basin, contemporary radiator and TV point.

Kitchen/Diner

14'3 x 19'4 max (4.34m x 5.89m max)

Bi-fold doors leading out onto the garden, range of newly fitted traditional style kitchen units with wall and, base storage and central island unit with built in wine rack, Belfast style sink with mixer tap,space for gas range cooker with extractor hood above, display lighting, beech worktops, coving to the ceiling, inset LED lighting and two contemporary radiators.

First Floor Landing

UPVC double glazed side aspect window, ceiling rose, part panelled walls and contemporary radiator. Loft access.

Master Bedroom

14'4 x 19'4 (4.37m x 5.89m)

UPVC double glazed rear aspect window, contemporary radiator, ceiling rose and coving to the ceiling.

Bedroom Two

13 x 10'7 max (3.96m x 3.23m max)

UPVC double glazed front aspect window, radiator, ceiling rose and coving to the ceiling.

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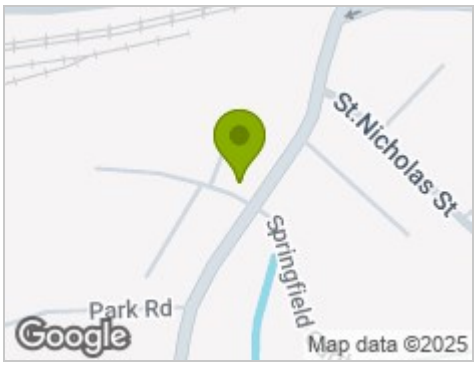
Bedroom Three
8'2 x 9'7 (2.49m x 2.92m)
UPVC double glazed front aspect window, radiator, ceiling rose and coving to the ceiling.

Family Bathroom
7 x 8'8 (2.13m x 2.64m)
UPVC double glazed rear aspect window, walk in double shower with rainfall shower, vanity wash basin, low flush WC, roll top claw foot bath with mixer tap, part panelled walls/part tiled, ceiling rose and coving to the ceiling, extractor fan and contemporary heated towel rail.

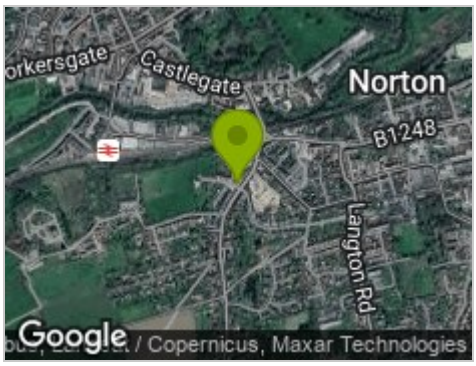
Exterior
To the front of the property there is a low maintenance landscaped walled garden with raised sleepers.
To the rear there is a stunning landscaped garden which is fully enclosed with lawned area, raised sleeper beds and a lovely summerhouse with light and power. There are also a useful range of brick built outbuildings and a side access gate.

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

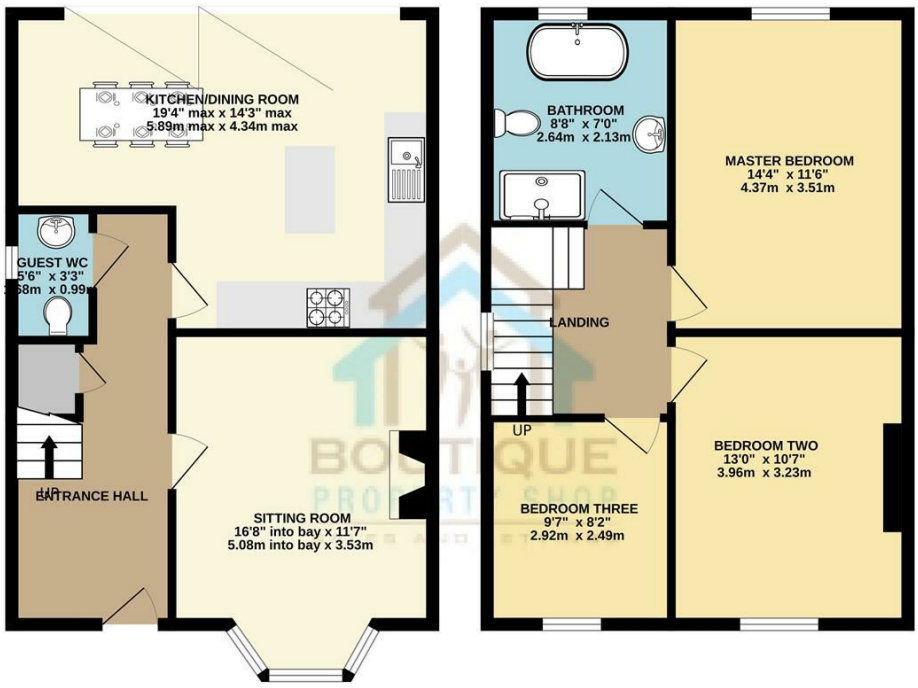


Hybrid Map



Terrain Map

Floor Plan



TOTAL FLOOR AREA : 1043 sq.ft. (96.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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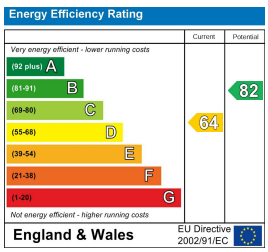
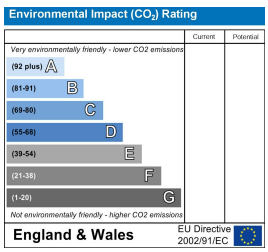
Viewing

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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