



## 38 Dickens Road , YO17 7FF

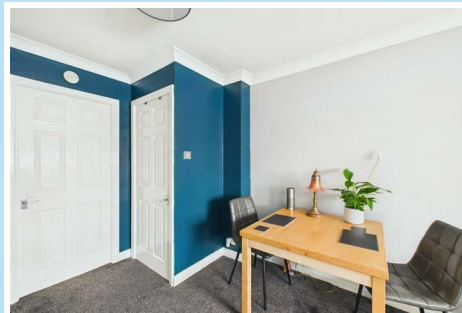
Offers Around £210,000



# 38 Dickens Road

, Malton, YO17 7FF

Offers Around £210,000



Welcome to this charming two-bedroom semi-detached house located on Dickens Road in the delightful town of Malton. This property is an excellent opportunity for first-time buyers seeking a comfortable and inviting home in a fantastic location. As you enter, you will find an entrance hall which leads through to a well-proportioned reception room that offers a warm and welcoming atmosphere, perfect for relaxing or entertaining guests. The modern kitchen is equipped with contemporary fittings, making it a joy to cook in. The property boasts two spacious bedrooms, providing ample space for rest and relaxation. The bathroom is also modern, ensuring convenience and comfort for you and your family. Outside, you will discover a lovely garden complete with vegetable plots, ideal for those with a passion for gardening or simply enjoying the outdoors. Parking is made easy with a driveway accommodating multiple vehicles, along with the added benefit of a garage for extra storage or secure parking. There is an electric charger point and air conditioning in the property. The boiler is only 2 years old and the property also benefits from new doors and some new windows. There is a lovely covered pergola with outdoor lighting. The garage offers an electric roller door for ease. This semi-detached house is not only a wonderful place to live but also a perfect investment for those looking to step onto the property ladder. With its appealing features and prime location, this home is sure to attract interest. Don't miss the chance to make it yours!

- A great location in Malton
- A well designed garden with covered pergola
- Perfect for first time buyers or those looking to downsize
- Two double bedrooms
- Newly fitted doors and some new windows
- Detached garage with driveway parking for three cars
- Modern fitted kitchen

## Entrance

UPVC door to the front aspect, inner door to;

## Sitting Room

UPVC double glazed bay window to the front aspect, radiator, feature open gas living flame fire in contemporary style surround, TV, telephone and power points, under stairs cupboard, stairs to first floor landing.

## Kitchen

UPVC double glazed window to the rear aspect, radiator, a range of wall and base units with roll top work surfaces, tiled splash back, plumbed for washing machine, sink and drainer unit, space for fridge/freezer, electric oven and gas hob, extractor hood and power points, rear entrance door.

## First Floor Landing

Power points and doors to the bedrooms and bathroom.

## Bedroom One

UPVC double glazed window to the rear aspect, radiator, airing cupboard housing the combi boiler, power points and views.

## Bedroom Two

UPVC double glazed window to the front aspect, radiator, power points and loft access which is fully insulated and part boarded.

## Bathroom

UPVC double glazed opaque window to the side aspect, ladder radiator, tiled floor, three piece bathroom suite comprising of; panel enclosed bath with shower over, low flush WC, wash hand basin with pedestal, tiled walls, shaver point and extractor fan.

## Exterior

Low maintenance front garden, good size rear garden with large patio area, veg plots and planters, outside

tap and lighting, side entrance, mainly gravelled with views over open countryside. There is a lovely covered pergola with outdoor lighting and steps down to a decked area.

### Garage

Electric roller up and over door, window to the side aspect, personnel door and driveway providing parking for three cars, power and lighting.

### Services

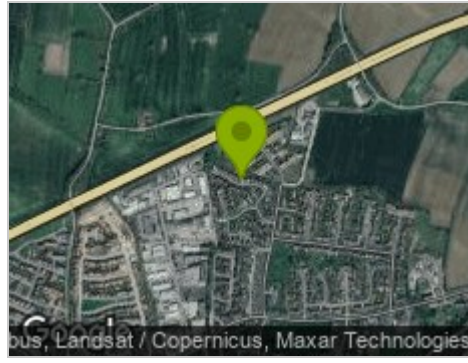
Mains electric, gas, water and drainage.



## Road Map



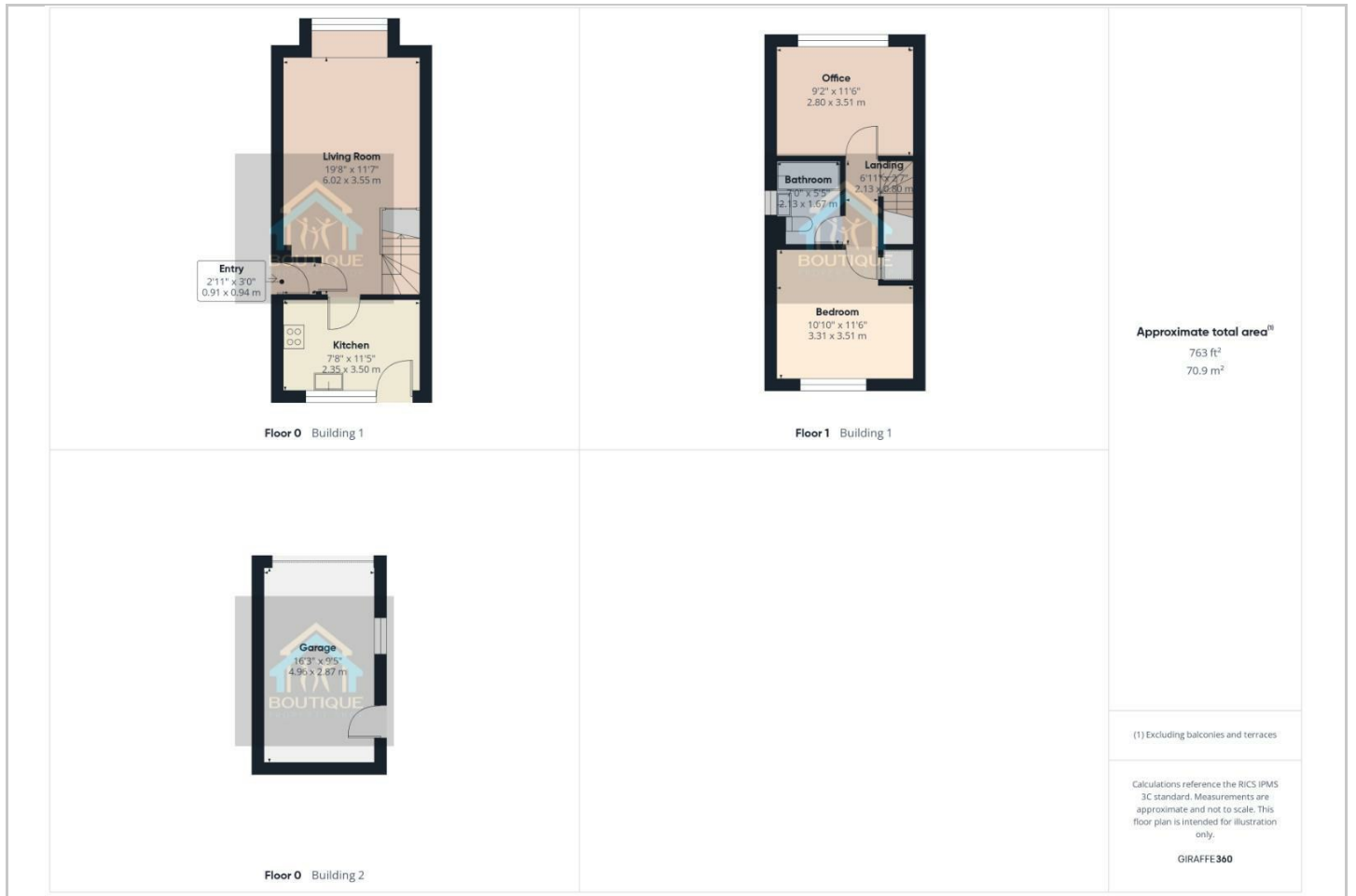
## Hybrid Map



## 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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