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54 Milton Avenue

, YO17 7LB

Offers Around £215,000

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, Malton, YO17 7LB

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Located on Milton Avenue in Malton, this delightful two-bedroom house presents an excellent opportunity for first-time buyers seeking a comfortable and inviting home. The property boasts a well-proportioned reception room, perfect for relaxing or entertaining guests. The two bedrooms offer ample space for rest and relaxation, while the bathroom is conveniently located to serve the household. One of the standout features of this home is the generous plot it occupies, which includes a garage and parking, ensuring that you have all the convenience you need. The property also benefits from a walk-in pantry and a utility room, providing additional storage and functionality that is often sought after in family homes. Situated in a popular location, this house is ideal for those who appreciate a friendly community atmosphere while still being close to local amenities. With no onward chain, you can move in without delay and start enjoying your new home right away. This property truly represents a fantastic opportunity for anyone looking to establish themselves in the vibrant town of Malton. Don't miss your chance to make this charming house your new home.

- Two double bedroom semi-detached property
- Study/Utility room
- Off-street parking
- Newly decorated / NO ONWARD CHAIN
- Mature garden to front and rear
- UPVC double glazing throughout
- Modern family bathroom
- Detached single garage
- Ideal central Malton location

Entrance Hall
UPVC front door, stairs to the first floor and electric 'Kyros' heater.

Sitting Room
15 x 11'9 max (4.57m x 3.58m max)
UPVC double glazed front aspect window, two electric storage heaters, telephone and TV point.

Kitchen
12'3 x 7'2 (3.73m x 2.18m)
UPVC double glazed front aspect window, range of wall and base units, sink and drainer unit, part tiled walls and electric storage heater. Walk in pantry and understairs cupboard.

Rear Porch
7'4 x 3'5 (2.24m x 1.04m)
UPVC double glazed side aspect door.

Study/Utility Room
5'6 x 7'10 (1.68m x 2.39m)
UPVC double glazed side aspect window.

First Floor Landing
UPVC double glazed rear aspect window.

Bedroom One
11'10 x 11 max (3.61m x 3.35m max)
UPVC double glazed front aspect window, electric storage heater, airing cupboard and storage cupboard.

Bedroom Two
11'5 x 10'6 max (3.48m x 3.20m max)
UPVC double glazed front aspect window, electric storage heater.

Bathroom
5'7 x 7'3 (1.70m x 2.21m)
UPVC double glazed rear aspect window, modern fitted suite with panel bath with electric shower and screen, pedestal wash basin with splash back, low flush WC, extractor fan and electric storage heater.

Exterior
Sat on a generous corner plot with gardens to the

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front and enclosed rear garden with driveway parking. Well stocked borders, mature hedge and lawn area.

Detached Garage
Up and over door and side window.

Services
Mains connected to water, drainage and electric. Storage heaters for the radiators and electric immersion heater for the water.

Council Tax Band B

Location
Malton is a charming market town with independent stores, and a popular local market. There is a train station offering good commuter links to York and Scarborough.
Surrounded by beautiful Yorkshire countryside and a good choice of schools for all ages.

Road Map

Hybrid Map

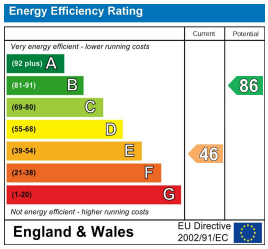
Terrain Map

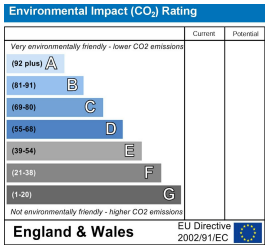
Floor Plan

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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