



Old Dry Lane, Brigstock
Offers Over £265,000



A well maintained and presented modern two-bedroom semi-detached house situated on a quiet lane in the desirable village of Brigstock. This light and airy home has neutral decoration and flooring throughout, making it an ideal 'ready to move into' option.

The open plan kitchen with a window to the front, offers a range of wall and base units with wooden worktops over, a fitted cooker, hob and extractor. A spacious living room has patio doors opening into the conservatory, which overlooks the west-facing garden. This is a year-round room with a radiator and fitted blinds, currently used as a dining room. Upstairs the two double bedrooms have plenty of room for wardrobes, both having large windows that allow light to flood in. The modern bathroom has an obscured window, a heated towel rail and shower over the bath.

Externally, the block paved driveway provides parking for 3 vehicles and benefits from an outside tap and electric. The remainder of the east-facing front garden has slate and planted borders. Side gated access from the driveway opens onto a patio with retaining wall and a couple of steps up to the lawn with decked seating area. There is ample space for entertaining, playing and storage.

Tenure: Freehold

All Mains Services Connected

Gas Central Heating

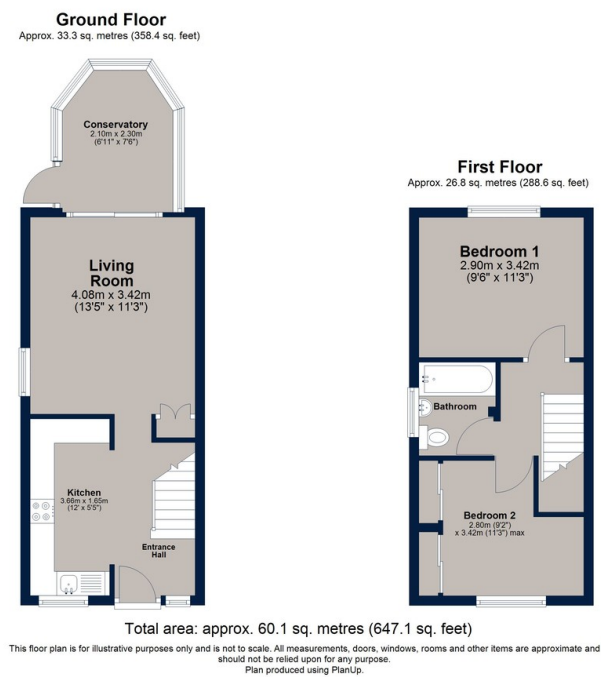
Council Tax: Band B

Planning permission was previously granted for a side and rear single storey extension (now expired, ask agent for more details).

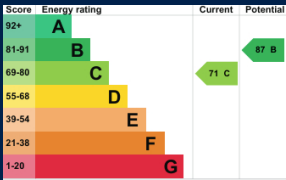




Old Dry Lane, Brigstock



A delightful, modern semi-detached house with a conservatory, driveway for 3 vehicles, two double bedrooms and light and spacious accommodation. Positioned on a quiet lane in the popular village of Brigstock with walks on the doorstep.



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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate, and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon, and potential buyers/tenants are advised to recheck the measurements