



WOODLAND VIEW, DRUIDS MEADOW

Boroughbridge YO51 9NF



GSC GRAYS

PROPERTY • ESTATES • LAND

WOODLAND VIEW

Boroughbridge, YO51 9NF

A stunning two bedroom detached bungalow located within easy walking distance of Boroughbridge town centre and its wide and varied amenities.

Immaculate throughout

Recently refurbished

Detached garage

Enclosed lawn garden to the rear with covered paved patio

Gated driveway

Popular location

Two bedrooms

Perfect for a range of purchasers due to the contemporary interior



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Situation and Amenities

Druids Meadow is a popular development of bungalows located in the popular town of Boroughbridge. The property is within walking distance of the wide variety of local amenities including a range of independent high street shops, cafes, restaurants and public houses, leisure and hotel facilities, primary and secondary schooling. The Crown Hotel has recently been refurbished and offers fabulous facilities that have certainly enhanced the town centre. Boroughbridge is easily accessible being situated just off junction 49 of the A1 motorway and the station at Thirsk gives access to the East Coast mainline and London Kings Cross.

Woodland View

This bungalow is sure to appeal to a wide variety of purchasers not least because of its superb interior. The current owner has left no stone unturned in the refurbishment of their home. With replacement kitchen and bathroom the property is immaculate throughout. Briefly comprising entrance hall, sitting room with large bay window to the front, dining kitchen with extensive range of wall and floor mounted units and French doors to the rear elevation, refitted bathroom and two bedrooms.

Outside

The property is approached from the front through a beech hedge which offers a high degree of privacy. There is a garden laid to lawn and to the side of this is a driveway. This provides off-street parking. Beyond this are double timber gates offering a degree of security especially for those with children or dogs. To the rear is a fantastic, covered paved patio area where the owner currently houses a hot tub - this could equally be an area for entertaining and alfresco dining. There is a further garden area to the rear, mainly laid to lawn. The detached garage has a side access door and electric roller door to the front.

Local Authority and Council Tax Band

North Yorkshire Band D

Services and other Information

Mains Gas, Electricity, Water and Drainage

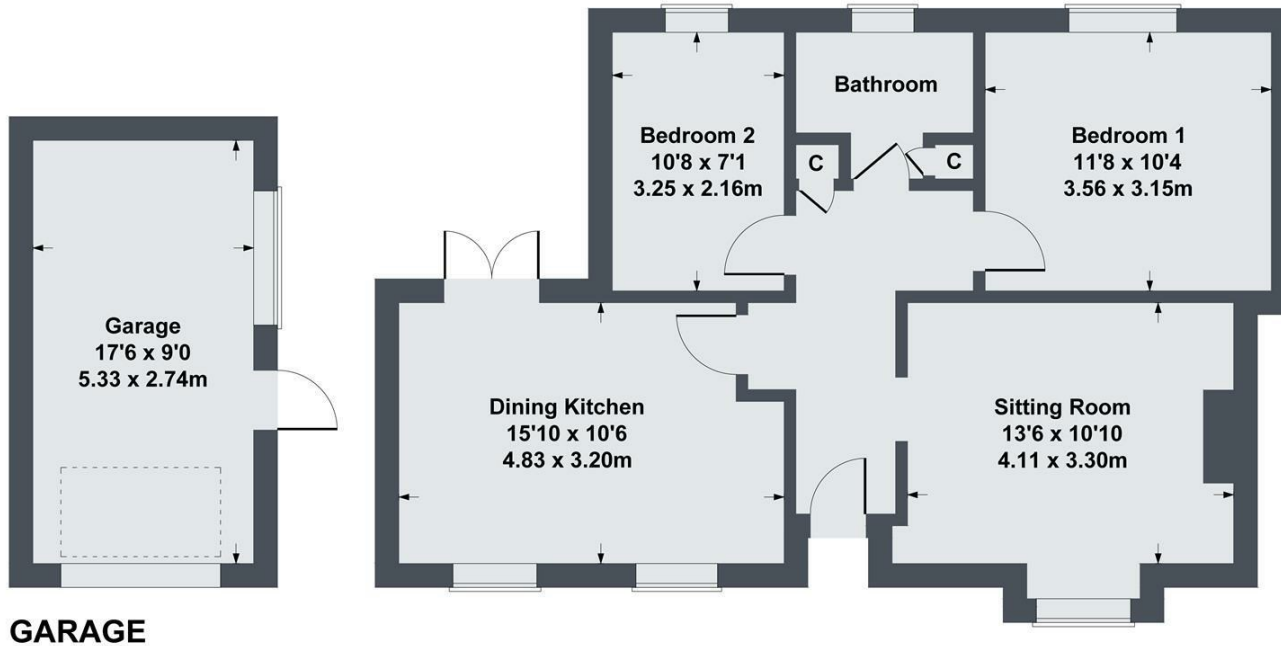
Viewings

Strictly by appointment with GSC Grays



Woodland View

Approximate Gross Internal Area
829 sq ft - 77 sq m



SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY

All measurements walls, doors, windows, fittings and appliances, their sizes and locations, are approximate only. They cannot be regarded as being a representation by the seller, nor their agent.

Produced by Potterplans Ltd. 2024

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			85
(81-91) B			
(69-80) C			
(55-68) D		66	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



Disclaimer Notice

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