Davis Lund

Williams Court
Thirsk
North Yorkshire
YO7 1GX

Guide Price £175,000











Accommodation

A spacious and stylishly presented two double bedroom first floor apartment, located on a highly sought after river side development, which could not be better placed for access to the centre of Thirsk, whilst also offering a lovely outlook.

The apartment reveals a freshly and neutrally decorated interior, ready to move into and ideal for a range of purchasers, including first time buyers, buy to let investor and those looking to downsize.

First sold from new in 2018 and having had just one owner, the property reveals a high specification finish, with a heat recovery/ventilation system in place and electric underfloor heating throughout, with separate thermostatic heat controls in each room, all helping to produce a high energy efficiency rating.

Ideally placed for access to the centre of Thirsk, a vast array of amenities are available on the doorstep, whilst countryside walks and transport links are readily available, including the A1, A19 and Thirsk train station.

On the ground floor, intercom access is available into the well kept communal entrance hall, with stairs rising to the upper floors. Access is available into the entrance hall, with a large storage cupboard. The open plan living room is a great size, making a fantastic relaxing and entertaining space, whilst the Juliet balcony makes the most of the stunning riverside views. The kitchen comes fitted with an extensive range of modern units, whilst also being equipped with a full range of integrated appliances. The main bedroom again enjoys riverside views, whilst also offering a stylish ensuite shower room. The second bedroom is a further double, whilst the part tiled bathroom is again stylishly fitted, with a white suite, including a bath with glazed screen and shower over.

Externally there is a private parking space, whilst further guest parking and a bin store is also available.

Offered for sale with no onward chain, this modern spacious apartment is a must to view, to appreciate the quality and setting on offer.









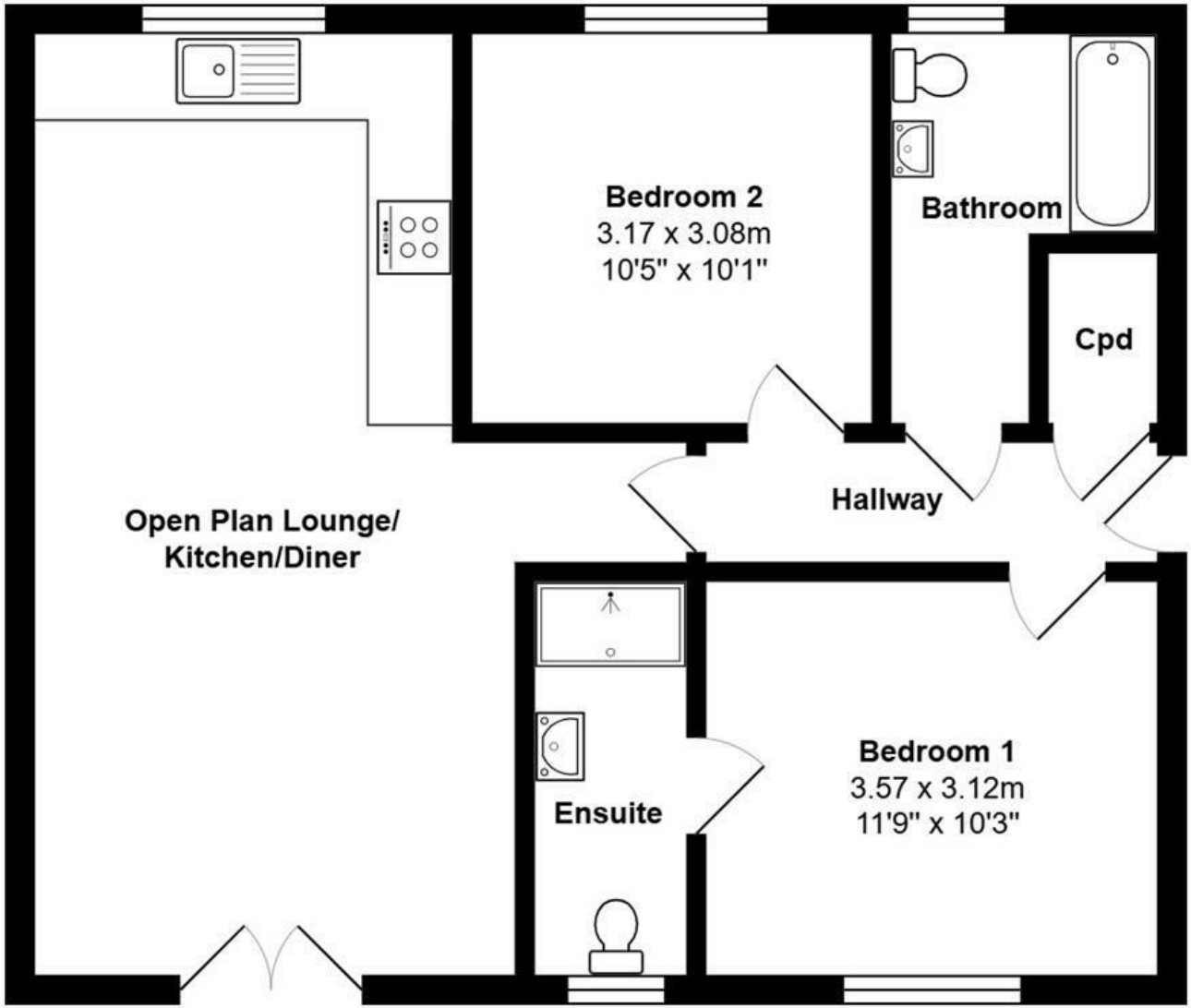






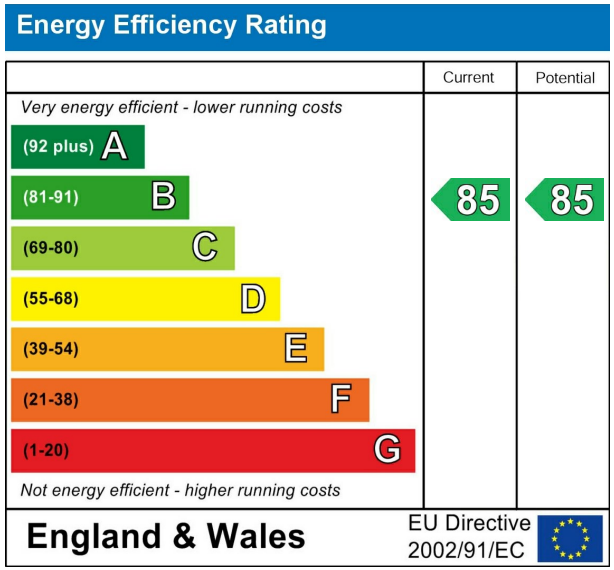


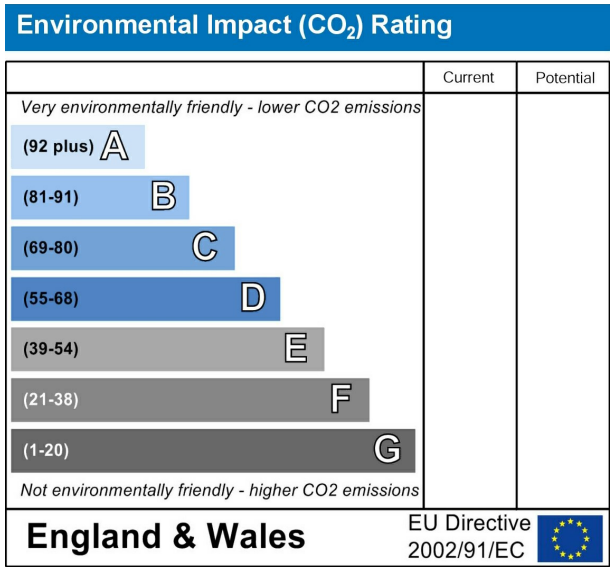
Floorplan


Bedroom 2
3.17 x 3.08m
10'5" x 10'1"
Bathroom
Cpd
Hallway
Open Plan Lounge/
Kitchen/Diner
Ensuite
Bedroom 1
3.57 x 3.12m
11'9" x 10'3"



EPC





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MONEY LAUNDERING REGULATIONS 2003 - Intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale.

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