Davis Lund

The Knoll
Ripon
North Yorkshire
HG4 1EL

Guide Price £145,000

Accommodation

A spacious and smartly presented two bedroom apartment, with the added bonus of being ground floor, whilst also offering communal gardens and a private entrance door.

Located just a short walk from the city centre, the property is conveniently situated on the popular north side of Ripon, just off Palace Road and offering ease of access to the array of shops and amenities.

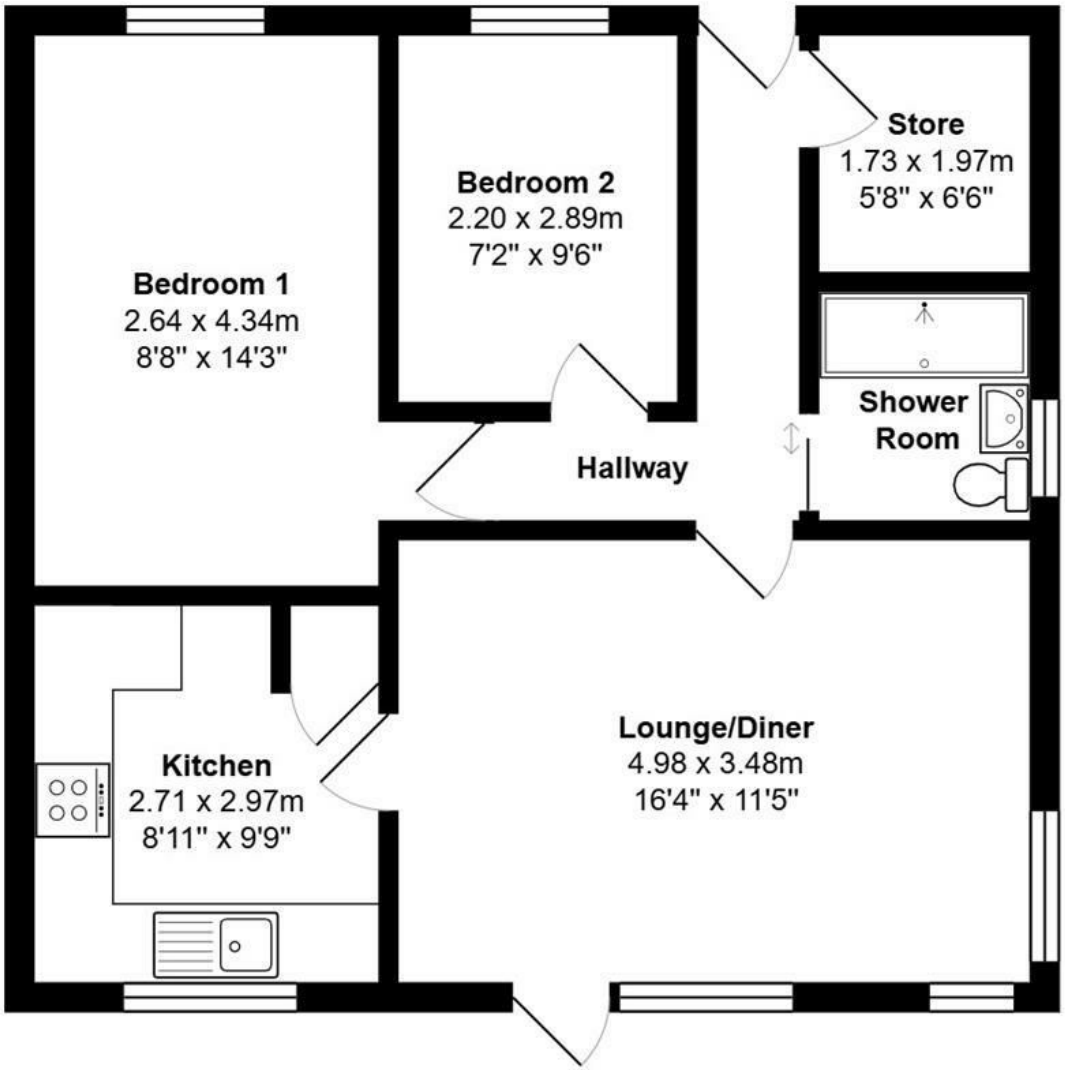
The apartment has been much improved, not least with the fitting of a stylish new kitchen and shower room. Sure to be of interest to first time buyers, the property would make an ideal buy to let, whilst the apartment offers great value for money, for anyone looking for ground floor living, in comparison to bungalows in the area

On the ground floor there is a communal entrance hall with intercom access. There is a private entrance hall with a good size store room, which could be utilised for a number of uses. An open plan lounge/diner enjoys a double aspect and views over the grounds, whilst access is available to the outside areas. The kitchen comes stylishly fitted, offering a range of modern units, There is a good size main bedroom, further bedroom and the modern shower room, fully tiled and coming fitted with a white suite and heated towel rail.

Externally the development is surrounded by well kept communal gardens. The apartment benefits from double glazing and gas central heating, whilst parking is also available.

An early viewing is advised to appreciate this affordable home, which offers a fantastic location and great value for money, whilst also being offered for sale with no onward chain.

Floorplan



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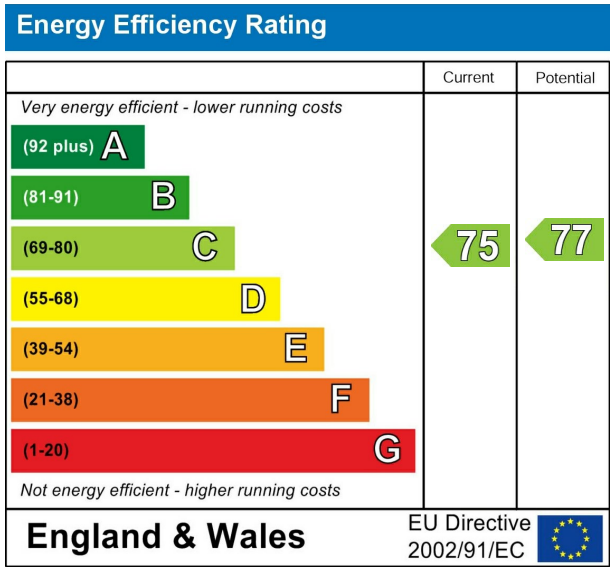
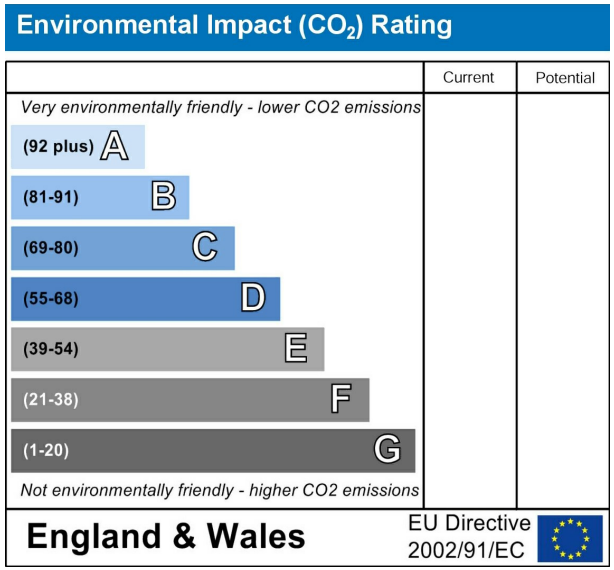
EPC





VIEWING BY APPOINTMENT ONLY - 01765 602233 - sales@davislund.co.uk - www.davislund.co.uk

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