





WHAT'S THE PROPERTY LIKE?

A beautiful family home situated in a popular location. The spacious accommodation comprises of entrance hallway with downstairs wc, living room with French doors to the rear garden, separate dining room and a fully fitted kitchen. To the first floor there are three bedrooms, the main bedroom has fitted wardrobes and an en-suite shower room and there is the family bathroom.

There is a driveway with single garage and a pleasant landscaped rear garden.

WHERE IS IT?

Tulip Avenue is situated on Woodside Chase, a growing development which benefits from being just a short walk from Colburn leisure centre, a hub for families to partake in a wide range of activities and clubs. Colburn has its fair share of local amenities, with local shops, a health centre and a community centre. If this isn't enough, Catterick Garrison is a short drive away from the Princess Gate shopping park which is home to a cinema, restaurants and a selection of retail shops. There is also a Tesco superstore, Aldi, Lidl and other food shops nearby. Catterick Leisure Centre has a gym and swimming pools. The historic market town of Richmond is just a short drive away (approx. 4 miles) and has many shops, bars and restaurants and small cinema based in the picturesque Richmond Station. The property is situated close to the A1, providing great transport links to bigger towns and cities.



THINGS YOU NEED TO KNOW...

Postcode: DL9 4SS

Council Tax Band: C - Richmondshire District Council -
£1,761.11pa

Pets: Unfortunately pets are not allowed at this property.

Heating: Gas fired central heating.

Glazing: Double glazing throughout.

Appliances: Integrated fridge freezer, dishwasher,
washing machine, oven, hob and extractor.

EPC Rating: C

Available from: September 2022

Local Schools:

Colburn Community Primary School, Colburn, Catterick Garrison

Le Catau Community Primary School, Catterick Garrison

Wavell Community Infant School, Catterick Garrison

Wavell Community Junior School, Catterick Garrison

Hipswell Primary School, Hipswell, Garrison

Risedale Sports and Community College, Hipswell,
Catterick Garrison

Travel:

Bus Stop: Horseshoe Close

Train Stations: Darlington (approx 17 miles),

Northallerton (approx. 17 miles)

Motorway Links: A1 North & South (approx. 2 miles)

A66 (approx. 6 miles).

Health:

Doctors Surgery: Colburn Medical Surgery, Colburn,
Catterick Garrison, Harewood Medical Practice,



Catterick Garrison

Dentistry: North Yorkshire Dental Care, Catterick Garrison. Alpha Dental Care, Catterick Garrison.

Hospitals: Friarage Hospital, Northallerton (approx. 17 miles), Darlington Memorial Hospital (approx. 17 miles)

Vets: Vets4Pets, Catterick Garrison. Swale Veterinary Surgery, Richmond.







GROUND FLOOR
APPROX. FLOOR
AREA 577 SQ.FT.
(53.6 SQ.M.)

1ST FLOOR
APPROX. FLOOR
AREA 495 SQ.FT.
(46.0 SQ.M.)

TOTAL APPROX. FLOOR AREA 1072 SQ.FT. (99.6 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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LOVE IT! HOW TO APPLY.....

Things to be aware of before applying:

Affordability: As per our referencing companies requirements you will need a combined income of £27,000.

Holding Deposit: You will need to pay a holding deposit that is equivalent to 1 weeks rent (£207.00) and provide some personal and financial information (3 months payslips and 3 months bank statements) in order for us to commence with the referencing process. Your holding deposit will be deducted from your first months rent or refunded to you after 15 calendar days, whichever you are agreeable to.

Deposit: Deposit: The deposit for this property is £1038.00 This is payable prior to move in and will be refunded at the end of the tenancy subject to terms and conditions.

Call now to register your interest on 01748 834373.

01748 834 373

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