



**84 Oak Road
Ripon, North Yorkshire HG4 2NB**

£650 Per month

SPACIOUS TWO BEDROOM FIRST FLOOR FLAT
DINING LOUNGE AREA KITCHEN, BATHROOM AND REAR GARDEN AREA
NO INTERNAL PICTURES AT PRESENT DUE TO CURRENT TENANT STILL IN THE PROPERTY
AVAILABLE TO VIEW NOW FOR MOVE IN AFTER THE 11th OF SEPTEMBER 2023
EPC C COUNCIL TAX BAND A

84 Oak Road, Ripon, North Yorkshire HG4 2NB

Description

Full description

A spacious two bedroom first floor flat, close to local shops, school, bus services and Supermarkets. In good order throughout, accommodation comprising of hallway, lounge, kitchen, two double bedrooms and newly fitted bathroom with shower, gas central heating, double glazing, small rear garden and one allocated parking space. No Pets,/Smokers. Available March, EPC - C

Entrance Hall - Wooden entrance door, coat hooks, thermostat, radiator, carpet, smoke alarm, loft hatch and storage cupboard.

Lounge - 4.24m x 3.89m (13'11" x 12'09") - Carpet, radiator, double glazed window, blind & curtains, fire place with surround, aerial and BT point.

Kitchen - 2.74m x 3.18m (9'0" x 10'05") - Tiled flooring, range of beech base units, cupboards & draws with co-ordinating work tops, splash-back tiles, double glazed window with blind, sink and drainer with mixer tap, gas boiler, range cooker, fridge/freezer and plumbing for washing machine.

Bedroom 1 - 4.14m x 3.02m (13'07" x 9'11") - Vinyl wood flooring, radiator, double glazed window with blind and curtains, aerial point.

Bedroom 2 - 3.99m x 3.00m (13'01" x 9'10") - Laminate flooring, radiator, double glazed window with blind & curtains, fitted wardrobes with shelves.

Bathroom - 2.13m x 1.68m (7'00" x 5'06") - A newly fitted white bathroom suit, toilet, sink and bath with shower over. Tiled flooring, part tiled walls, radiator, extractor fan, frosted double glazed window with blind.

Rear Garden - Shed, Rotary Washing Line, Lawned Area, flower beds & bins.



