



Bentley Wynd, Yarm, TS15 9WL

Available for sale with no onward chain, set over approximately 936 st.ft. this immaculately presented and ready to impress three-storey townhouse offers a rare opportunity to experience living in the heart of Yarm. Just a short stroll away from independent shops, cafes, restaurants and Yarm's vibrant atmosphere.

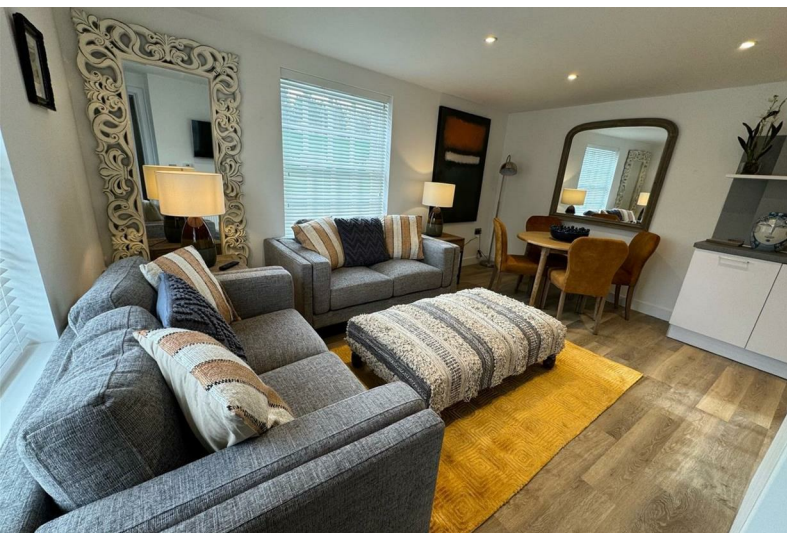
An open-concept living/dining/kitchen space creates an inviting ambiance, ideal for both entertaining and relaxing, attractively fitted kitchen, complete with top-of-the-line Neff appliances including an induction hob, oven, microwave, fridge/freezer, washing machine, and dishwasher, catering to all needs with style and efficiency. Completing the ground floor is a WC.

The property features two double bedrooms, each accompanied by its own en-suite for maximum privacy and comfort. The master bedroom boasts his and hers wardrobes, providing ample storage without compromising on style or sophistication.

Additionally, the property boasts ALLOCATED PARKING to the rear, gas central heating, double glazing, oak internal door and the sliding sash windows flood the interiors with natural light.

Contact us today to schedule a viewing.

Offers Over £250,000



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HALL

LOUNGE/KITCHEN

15'3" x 17'6" (4.65m x 5.33m)

WC

6" x 2'11" (1.83m x 0.89m)

LANDING

BEDROOM TWO

13" x 14" (3.96m x 4.27m)

ENSUITE

4'8" x 4'6" (1.42m x 1.37m)

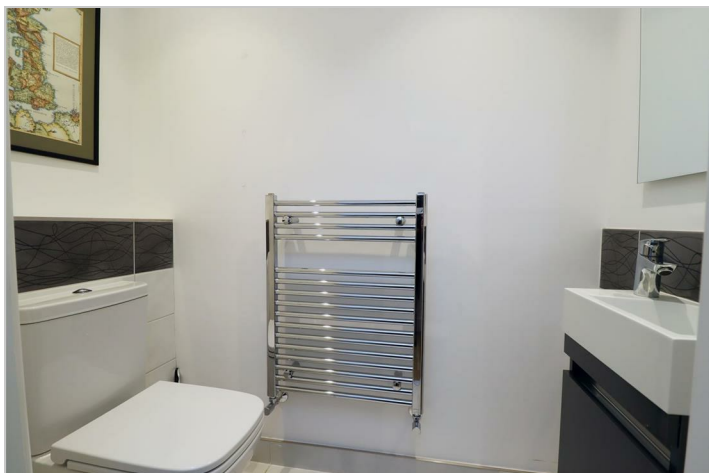
LANDING

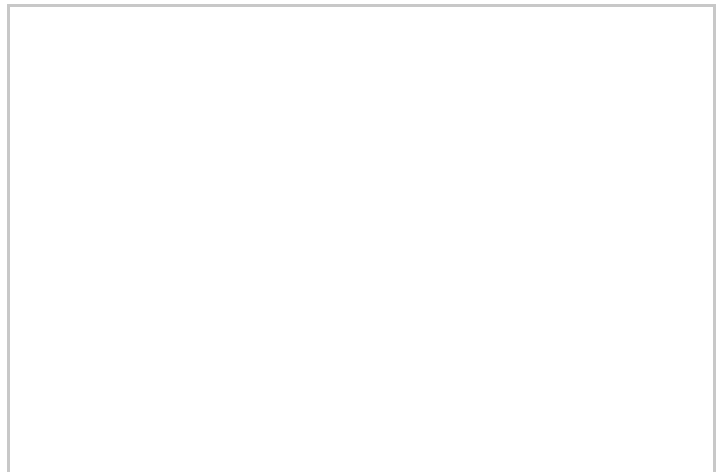
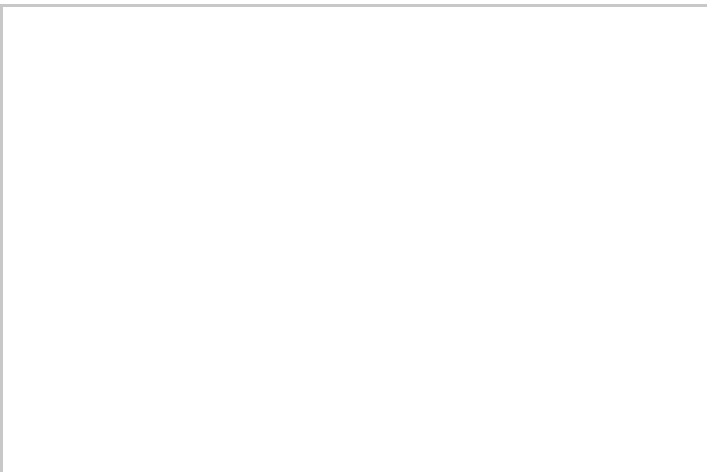
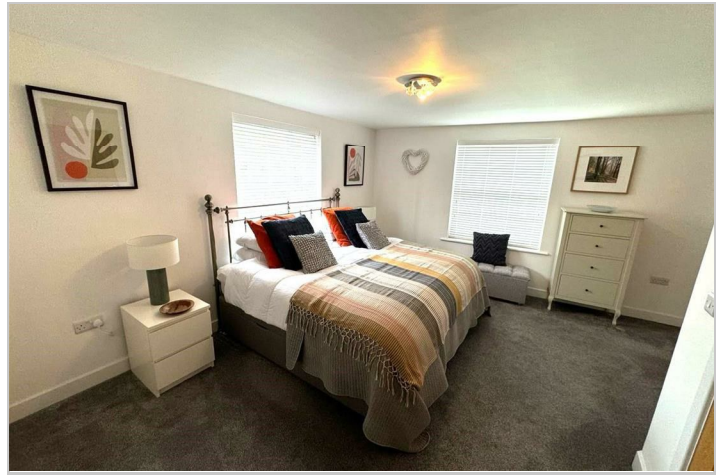
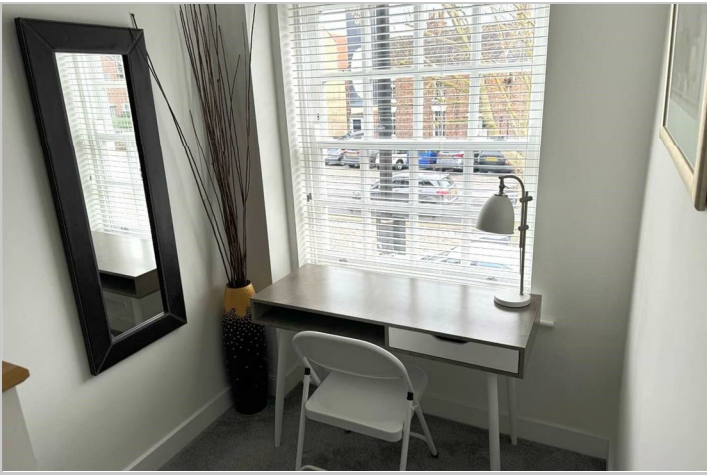
BEDROOM ONE

14'2" x 11'3" (4.32m x 3.43m)

ENSUITE

6'10" x 5'6" (2.08m x 1.68m)





Map



EPC graph

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			95
(81-91) B		84	
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Floor Plan



VIEWING

Please contact us on 01642 248248 if you wish to arrange a viewing or would like more information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.