

23 The Green

Romanby, Northallerton, DL7 8NL

RobinJessop

A TRADITIONAL END OF TERRACE COTTAGE OVERLOOKING ROMANBY VILLAGE GREEN

- End Terrace Cottage
- Two Double Bedrooms
- Some Updating Required
- Ideal First Home or Investment Opportunity
- Convenient Location
- Chain Free
- **Guide Price Range: £125,000 - £150,000**

SITUATION

Northallerton 1 mile. Bedale 8 miles. Darlington 17 miles. Teesside 24 miles. All times and distances are approximate.

23 The Green stands well overlooking the Village Green. Romanby is a pleasant village which benefits from a primary school, shops, pub and several sports clubs.

Romanby is situated on the edge of the market town of Northallerton and is also within easy reach of the market town of Bedale. Both market towns offer a wide range of shops, amenities and facilities.

The proximity of the A1 motorway means that the larger centres of Darlington, Teesside, Leeds and York are all within reasonable commuting distance. Romanby is well placed in relation to the Main East Coast Railway Line with regular services to London Kings Cross from Northallerton. The station being located within easy walking distance.

DESCRIPTION

23 The Green is a traditional, end of terrace cottage which stands well overlooking the picturesque green in the accessible village of Romanby, close to Northallerton.

The property is entered into the kitchen which features a useful range of fitted units with space for a freestanding oven, a washing machine and a fridge freezer. There is a living room with a feature fireplace and windows overlooking the green, and a house bathroom on the ground floor.

To the first floor there are two double bedrooms with the main bedroom having cupboards fitted.







Externally the property has a useful store to the rear with a small area of flower border at the front.

Overall, the property does require some updating but would make an excellent first home or investment property in a popular and convenient location close to Northallerton and the train station.

GENERAL REMARKS & STIPULATIONS

VIEWING

Strictly by Appointment with Robin Jessop Ltd – telephone 01969 622800 or 01677 425950

OFFERS

All offers must be confirmed in writing. We will NOT report any verbal offer unless it is confirmed in writing.

MONEY LAUNDERING REGULATIONS

Please note that if you are the successful purchaser it is now a legal requirement for you to provide 2 forms of ID. This will need to be provided personally in our office where we can take copies of both this and proof of funds, which we also require to comply with Money Laundering Regulations.

METHOD OF SALE

The property is initially being offered for sale by Private Treaty. However, we reserve the right to conclude the sale by any other means at our discretion.

WHAT3WORDS

///chains.community.crisis

FIXTURES & FITTINGS

Only those fixtures and fittings described within this brochure are included in the sale.

TENURE

Freehold with vacant possession.

COUNCIL TAX

Band B.

SERVICES

Mains electricity. Mains water. Mains drainage. Gas central heating. A new combi boiler was installed in September 2024 and has a 10-year warranty.

LOCAL AUTHORITY

North Yorkshire Council, County Hall, Racecourse Lane, Northallerton, DL7 8AD

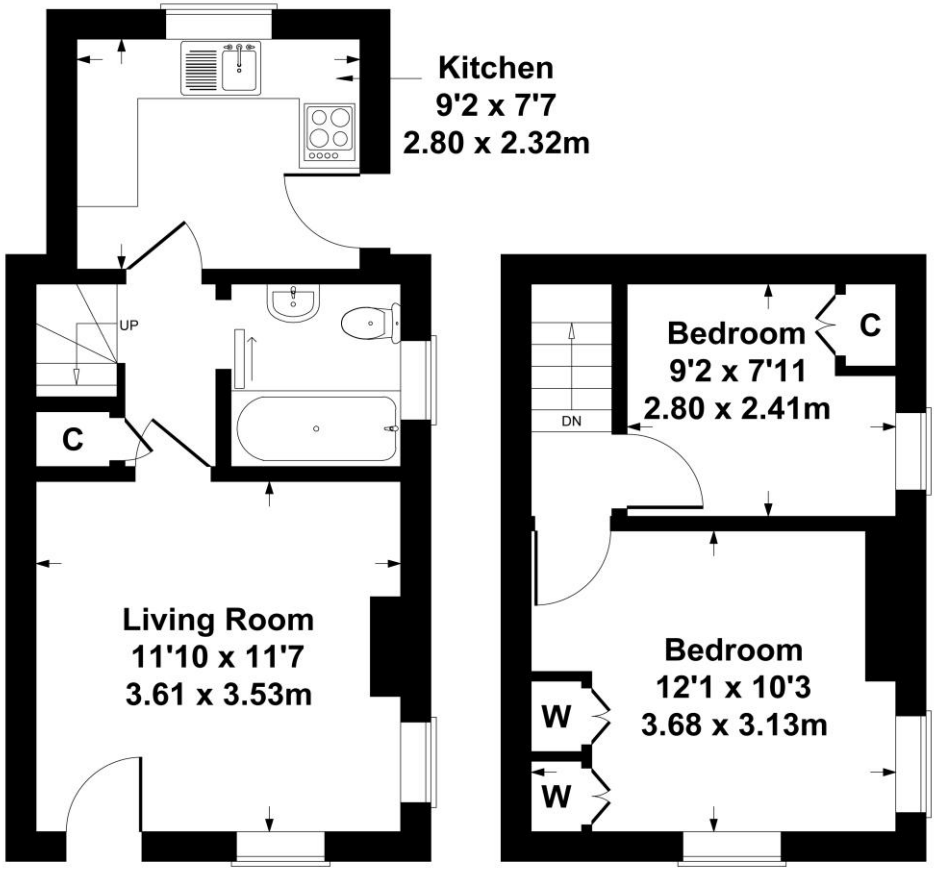






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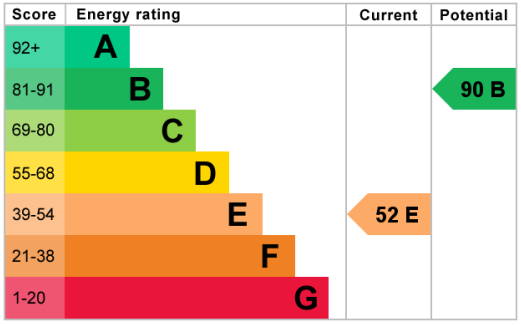
Approximate gross internal area
House 47 sq m - 506 sq ft



SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY

All measurements walls, doors, windows, fittings and appliances, their sizes and locations, are approximate only. They cannot be regarded as being a representation by the seller, nor their agent.

Produced by Potterplans Ltd. 2026



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