

Heckler Lane, Ripon, HG4 1PU

Price: £258,000 No Chain

SOLO estate agents

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A great opportunity to buy this most attractive semi-detached bungalow standing on a good size level garden site in a fantastic position close to the centre of Ripon.

The bungalow exhibits typical attributes of the genre, including generous proportions and wide windows allowing natural light to flood in and complement the traditionally-planned accommodation which still flows beautifully and offers pleasing versatility for a wide range of buyers.

The spacious reception room, smart dining kitchen and two excellent bedrooms could suit a wide range of lifestyles and there are clear advantages for couples, families or those needing work space at home.

Discerning viewers will note the exciting possibilities to modernise, reconfigure or extend the property depending on personal requirements and to capitalise on the generous plot and favourable orientation, all subject to obtaining the necessary consents. If the successful buyers take advantage of the considerable potential they could create a home of significant appeal in a prime location.

SOLO SAY: The timeless appeal of bungalows remains undiminished and this cherished home is now ready to welcome, captivate or adapt for the next custodians. No onward chain.







The welcoming central hallway leads to the bright and versatile sitting room with feature fireplace and a wide front window flanked by twin side windows.

The bright dining kitchen has two windows and features a range of units with plenty of storage and preparation space together with integrated appliances.

The flexible layout continues with two good size bedrooms, one of which has been utilised as a second sitting room, and a shower room.





The drive has an impressive gated entrance and offers ample parking, continuing to the side of the bungalow to a single garage with attached store. The back garden enjoys a favourable westerly orientation and features a lawn and hardstanding areas.

Heckler lane is situated in a popular residential location being conveniently situated for Ripon centre and delightful walks can be enjoyed along the river Skell or into the surrounding countryside.

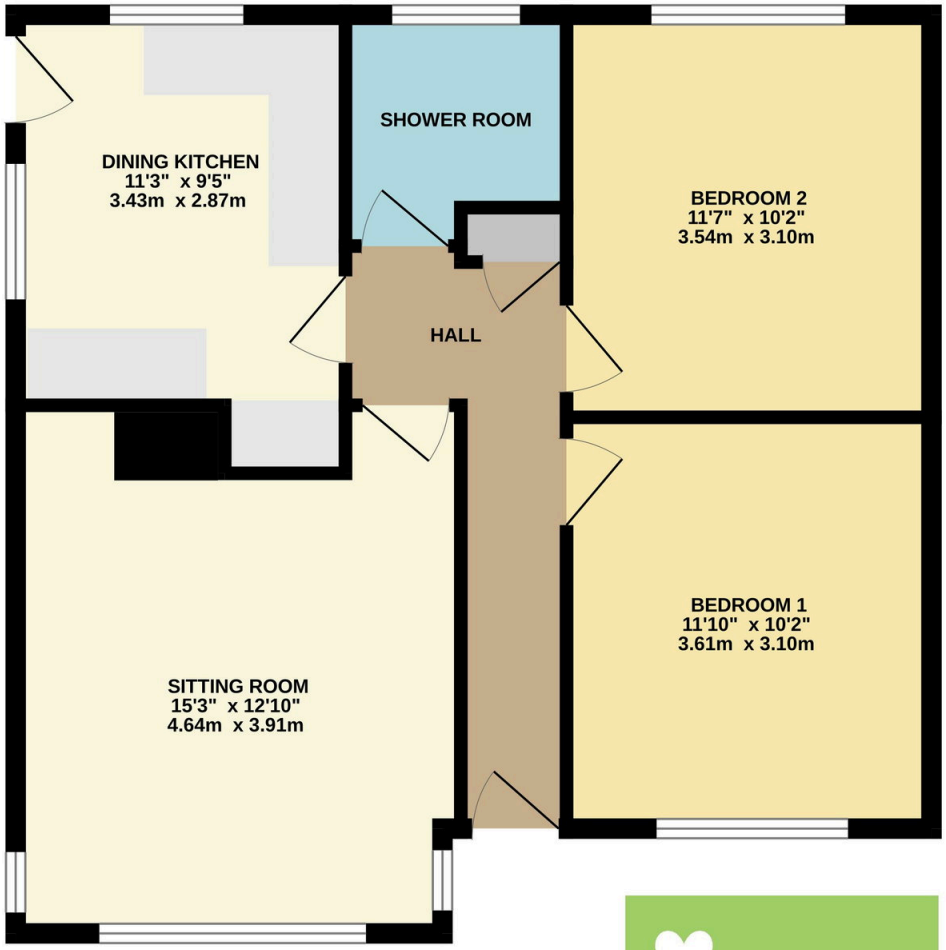
The historic market place is only a few minutes away and offers an great range of shops and services as well as the option to enjoy a choice of pubs, restaurants and a thriving café culture.

Ripon is renowned for excellent schooling and also provides a range of first class sporting and leisure facilities. With numerous travel options, Ripon is ideal for those with business interests in the city and throughout the area.









TOTAL FLOOR AREA : 650 sq.ft. (60.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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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