



7, Thirsk Close

The Ridings | Market Rasen | LN8 3EB

£750 PCM



Perkins George Mawer & Co.

Chartered Valuation Surveyors & Estate Agents.
Agricultural & Fine Art Auctioneers.

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PERFECT STARTER HOME! Welcome to Thirsk Close, a charming terraced house nestled in the heart of The Ridings, Market Rasen. This modern property boasts a cosy lounge, two bedrooms, and a well-appointed bathroom, perfect for a small family or professionals looking for a comfortable living space.

Situated in a popular and quiet residential development, this home offers a peaceful retreat from the hustle and bustle of daily life. The convenience of allocated parking for two vehicles ensures that you'll never have to worry about finding a spot after a long day.

The property's proximity to the train station makes commuting a breeze, ideal for those who need to travel for work or leisure. Whether you're looking to unwind in the lounge after a busy day or enjoy a relaxing bath in the modern bathroom, this house has everything you need to feel right at home.

- Convenient For Train Station
- Parking For 2 Vehicles
- Bathroom & Ground Floor Cloakroom
- Enclosed Rear Garden
- Situated In Quiet Residential Area
- 2 Double Bedrooms
- Lounge & Kitchen
- EPC Rating (B)

Main entrance

Entrance porch

Cloak room

Lounge

10'6" x 13'8" (3.20 x 4.17)

Kitchen

13'11" x 9'3" (4.24 x 2.82)

Bedroom one

9'3" x 13'11" (2.82 x 4.24)

Bedroom two

8'7" x 11'6" (2.62 x 3.51)

Bathroom

6'6" x 6'2" (1.98 x 1.88)

Gardens



| Energy Efficiency Rating | | Current | Potential |
|--|--|----------------------------|-----------|
| <i>Very energy efficient - lower running costs</i> | | | |
| (92 plus) A | | | 91 |
| (81-91) B | | 75 | |
| (69-80) C | | | |
| (55-68) D | | | |
| (39-54) E | | | |
| (21-38) F | | | |
| (1-20) G | | | |
| <i>Not energy efficient - higher running costs</i> | | | |
| England & Wales | | EU Directive 2002/91/EC | |

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