



**FOR
SALE**



Kirkleatham Avenue, Marske, TS11

£219,995 Freehold

- Recently re-built porch
- Windows installed under 2 years ago
- Integral garage
- En-suite bathroom
- Separate w/c

- New composite front door
- UPVC double glazing throughout
- Four bedrooms
- Family bathroom
- CHAIN FREE

Kirkleatham Avenue, Marske, TS11

We are delighted to bring to the market this beautifully presented; great sized four-bedroom family home and offered with NO ONWARD CHAIN.

This property offers generous living accommodation and briefly, the property comprises; Entrance Hallway, Living Room, Rear Reception Room, Kitchen, Utility room, Integral Garage, Separate WC, Four Bedrooms, En-Suite Bathroom and Family Bathroom.

This property has the benefit of a NEWLY installed FRONT DOOR, WINDOWS that are under two years old and delightful SPLIT-LEVEL rear garden offering ample patio space, perfect for relaxing, on a Summer's evening or maybe a spot of 'al-fresco' dining!

Envisage yourself at this property today by using our unique 360 virtual tour with interactive Floorplan, available here: <https://view.ricohtours.com/8796e294-1d98-4f91-9406-e51c45dcf021>

Entrance Hallway 13'4" x 5'7"

Newly installed composite front door. Spotlights to entrance. Double radiator. Tiled flooring through to kitchen - (please note; this is to be replaced in September for new tiled flooring). Smoke detector. Wall mounted heating controls. Understairs storage cupboards; smaller cupboard housing the fuse box, gas metre and electric metre.

Living Room 17'0" x 12'9"

Carpeted. Two single radiators.

Kitchen 15'0" x 17'8"

Fully fitted kitchen with a great range of base and wall mounted units and offering the feel of a 'country style kitchen'. Rangemaster cooker. Rangemaster extractor. Stainless steel sink. Tiled flooring following in from hallway. Utility room off kitchen. Reception Room 2 off kitchen.

Utility Room 12'4" x 7'7"

Dark wood laminate flooring. Spotlights to ceiling. Single radiator. Worktop space with stainless steel sink. Single uPVC door leading to garden. Potterton boiler. Integral garage off utility room. W/C off utility room.

Integral Garage 17'8" x 7'7"

Electric laid on. Wooden side hinged garage doors.

Rear Garden

Great size family garden. Fully enclosed and split-level. Patio area on both levels. Artificial turf. Side gate.

Reception Room 2 12'0" x 10'9"

Carpeted. Single radiator. Patio doors leading to rear garden.

Landing

Carpeted. Access to attic.

Master Bedroom (Front) 18'3" x 7'7"

Carpeted. Ceiling mounted spotlights. Walk in wardrobe. En-Suite off master bedroom.

En-Suite 8'9" x 7'7"

Tiled flooring. Fully tiled walls. Fully enclosed shower cubicle with mains fed shower. Ceiling mounted extractor. Spotlights to ceiling. Toilet. Vanity sink. Wall mounted mirror with shelving and spotlights. Chrome mounted towel rail. Single radiator.

Bathroom 8'9" x 7'4"

Bright and spacious family bathroom comprising; freestanding bath with hand held shower off taps, toilet, pedestal sink, fully enclosed corner shower cubicle. Spotlights to ceiling. Fully tiled. Art deco vinyl flooring. Ladder-style heated towel rail.

Bedroom 2 (Front) 15'5" x 11'0"

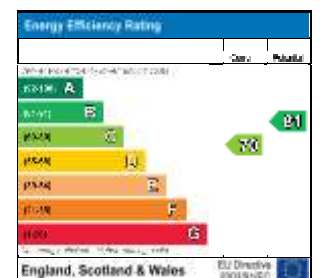
Carpeted. Fitted wardrobes. Single radiator.

Bedroom 3 (Rear) 13'8" x 11'0"

Carpeted. Fitted wardrobes. Single radiator.

Bedroom 4 (Front) 10'5" x 7'4"

Carpeted. In built storage cupboards. Single radiator.



Whilst every care is taken to ensure the accuracy of these details no responsibility for errors or misdescription can be accepted nor is any guarantee offered in respect of the property. These particulars do not constitute any part of an offer or contract.