

£179,995

Hambleton Avenue, Redcar, TS10



- Entrance Lobby
- Lounge
- Dining Room
- Kitchen
- Utility Room
- Downstairs Toilet - En-Suite
- Three Bedrooms - Driveway
- Bathroom - Rear Garden
- EPC Rated: C

We welcome to the market this **THREE** bedroom **SEMI-DETACHED** property situated on Hambleton Avenue, Redcar.

This property has had the benefit of re-decoration work throughout to include quality **CARPETS** and **NEAUTRAL DECOR**.

The **DINING ROOM** has French patio doors leading out onto a good sized rear garden.

To the garden, which is mainly laid to lawn, there is also a wooden Pergola and paved area, a perfect set up for that Summer BBQ.

There is a good sized lounge and separate dining room on offer with the benefit of a DOWNSTAIRS WC, UTILITY ROOM and GARAGE.

The THREE BEDROOMS are well proportioned and there is an EN-SUITE shower room off the master bedroom.

This property would be perfectly suited to a FIRST TIME BUYER or FAMILY looking for a home ready to move straight into and with the benefit of NO ONWARD CHAIN.

You certainly could not ask for more in this price range and we think this is all in all an exceptionally good value property.

Briefly the accommodation comprises;

Entrance Lobby, Lounge, Kitchen, Dining Room, Utility Room, Three Bedrooms, En-Suite, Bathroom, Downstairs WC, Front Garden & Driveway, Garage, Enclosed Rear Garden.

EPC Rated: C

Council Tax: C

Tenure: Freehold

Viewings are strictly by arranged appointment via the Agent.

360 Virtual Tour: <https://view.ricoh360.com/eff0bd01-6c88-4679-a68e-fec9480427ff>

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Entrance Lobby

3'5" x 4'1" (1.04m x 1.24m)

uPVC door, fitted doormat, pendant lighting, radiator.

Lounge

11'7" x 17'8" (3.53m x 5.38m)

Laminate flooring, uPVC window, pendant light, radiator, tv aerial, telephone point.

Dining Room

10'6" x 8'5" (3.20m x 2.57m)

Laminate flooring, uPVC French doors, pendant light, radiator.

Kitchen

9'0" x 10'9" (2.74m x 3.28m)

Vinyl flooring, uPVC window, pendant light, radiator, electric cooker, gas hob, extractor fan, stainless steel sink with mixer tap.

Utility Room

5'5" x 5'1" (1.65m x 1.55m)

Vinyl flooring, radiator, pendant light, Potterton boiler, plumbing for washing machine, door to rear garden, extractor fan.

Downstairs WC

3'3" x 5'1" (0.99m x 1.55m)

Vinyl flooring, white toilet, white sink, radiator, pendant light.

Stairs/Landing

Carpeted, pendant lights, loft access with pull down ladder, storage cupboard with water tank.

Bedroom 3 (Front)

9'8" x 8'1" (2.95m x 2.46m)

Carpeted, pendant light, radiator, uPVC window.

Bedroom 2 (Front)

9'9" x 10'6" (2.97m x 3.20m)

Carpeted, pendant light, radiator, uPVC window.

Bedroom 1 (Rear)

14'1" x 8'7" (4.29m x 2.62m)

Carpeted, pendant light, radiator, uPVC window, tv aerial, telephone point.

Bathroom

5'5" x 6'6" (1.65m x 1.98m)

Vinyl flooring, pendant light, uPVC window, extractor fan, radiator, white toilet, sink and bath with shower head, partly tiled.

En-Suite

5'5" x 5'9" (1.65m x 1.75m)

Vinyl flooring, pendant light, uPVC window, extractor fan, radiator, white toilet, white sink, shower, partly tiled.

Front Garden

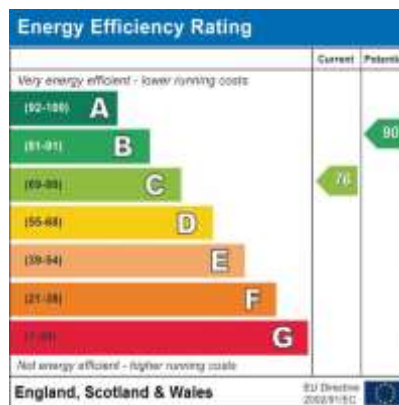
Driveway, lawned area, access to garage.

Rear Garden

Fully enclosed, gravelled area, laid to lawn, Pergola.

Garage

Electric laid on, light, roller shutter door.











GROUND FLOOR



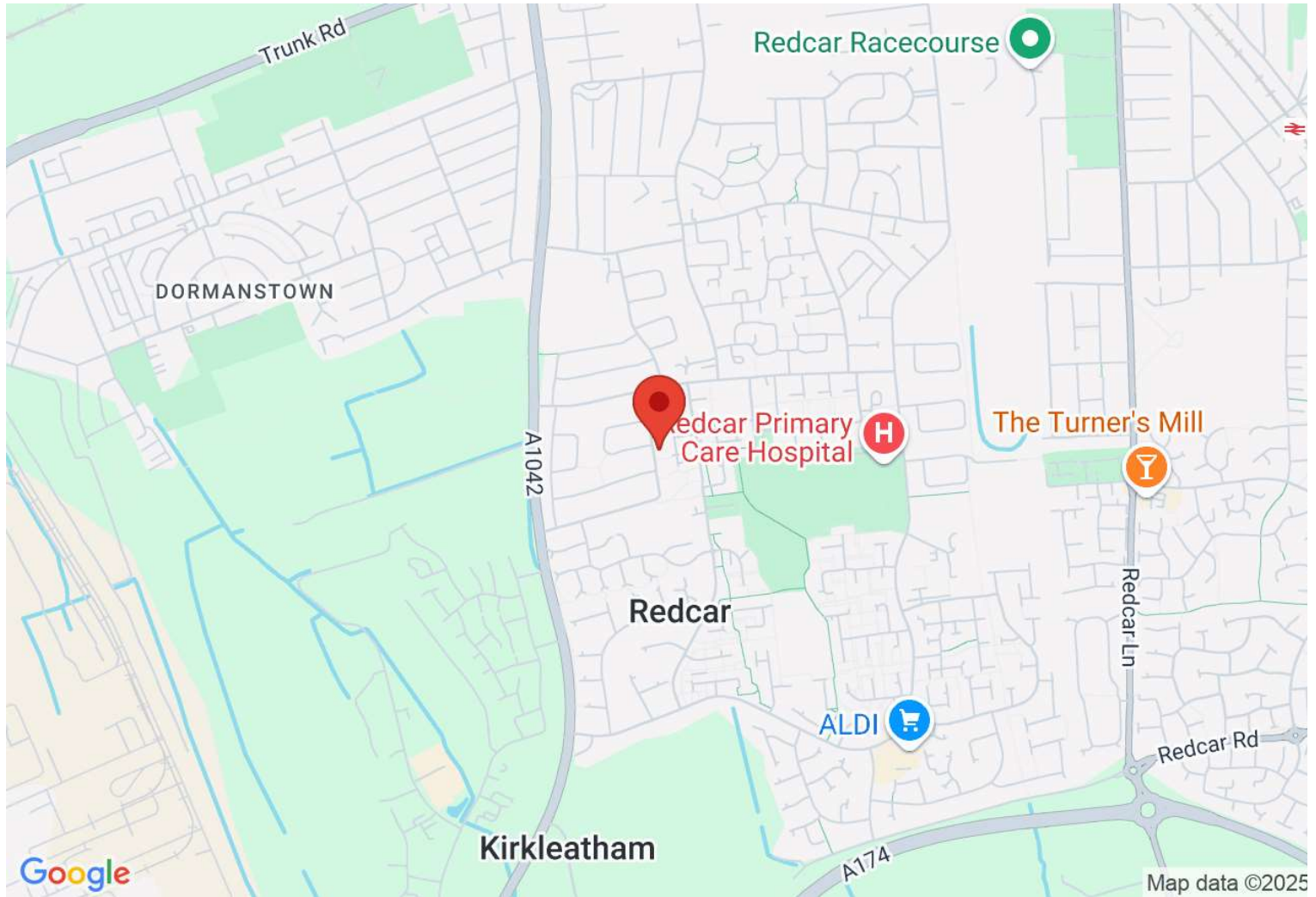
1ST FLOOR



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Made with Netplan 62025

Directions

Location



VIEWING BY APPOINTMENT WITH AGENTS REDCAR LETTINGS & SALES COMPANY LTD

Exchange Buildings, 17-19 Cleveland Street, Redcar, TS10 1AR T: 01642 483430 E: info@redcarletting.co.uk W: redcarlettingandsales.co.uk

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Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built-in furniture.

Services: Please note we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalizing their offer to purchase.

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