

RYEHILLS CLOSE, REDCAR, TS10 2FA



- ▲ Semi Detached Property
- ▲ Two Double Bedrooms
- ▲ Popular 2020 Built Development
- ▲ Excellent for a First Time Buyer
- ▲ Fantastic Spacious Plot

- ▲ Ground Floor WC
- ▲ Part Boarded/Shelved Loft Space
- ▲ Large Driveway
- ▲ Brilliant Size Rear Garden

£160,000

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Sitting on a fantastic size plot, this semi-detached property is ideal for a first time buyer and offers huge scope for future development if required. Nicely presented throughout with modern themed decoration. Brilliant of local amenities, schooling and transport links. Early viewing is advised.

GROUND FLOOR

HALL - 1.36m x 1.36m (4'6" x 4'6")

Modern style part glazed composite entrance door, staircase to the first floor and glazed door to the living room.

LIVING ROOM - 3.07m (10'1") reducing to 2.66m (8'9") x 4.67m (15'4") reducing to 3.15m (10'4")

With neutral decoration and feature wall, neutral carpet, under stairs storage cupboard, radiator, UPVC window and door to the kitchen diner.

KITCHEN DINER - 4.13m x 2.39m (13'7" x 7'10")

A modern style matt white fitted kitchen with roll edge worktops, integrated Zanussi electric oven and gas hob with extractor hood, plumbing for washing machine, Parquet style laminate flooring flows through to the dining space with radiator, UPVC French doors and door to the WC.

WC - 0.97m x 1.65m (3'2" x 5'5")

White modern suite with high gloss vanity storage unit, tiled splashback, extractor fan, radiator and Parquet style laminate flooring flows through from the kitchen.

FIRST FLOOR

LANDING - 1.80m x 1.60m (5'11" x 5'3")

With panelled doors to all rooms, radiator and access to the part boarded shelved loft space.

BEDROOM ONE - 4.15m (13'7") reducing to 3.15m (10'4") x 3.08m (10'1") reducing to 1.06m (3'6")

A nicely presented room with feature panelled wall and grey carpet, radiator, bespoke discreet storage and UPVC window.

BEDROOM TWO - 2.25m x 3.93m (7'5" x 12'11")

A double room with feature wall and grey carpet, radiator and UPVC window overlooks the rear garden.

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BATHROOM - 1.78m x 2.23m (5'10" x 7'4")

A white modern suite with over bath thermostatic shower with extractor fan and part tiled walls, oak vinyl flooring, radiator and UPVC window.

EXTERNALLY

GARDENS & PARKING - The front of the property benefits from a neat lawned frontage with border planting and a generous gravelled driveway with gated access to the rear garden. The larger than average rear garden is mainly laid to lawn with border planting, full width paved patio area, outdoor tap and gated access to the driveway.

Mains Utilities

Gas Central Heating

Mains Sewerage

No Known Flooding Risk

No Known Legal Obligations

Standard Broadband & Mobile Signal

No Known Rights of Way

AGENTS REF: - CF/LS/EST250134/29042025

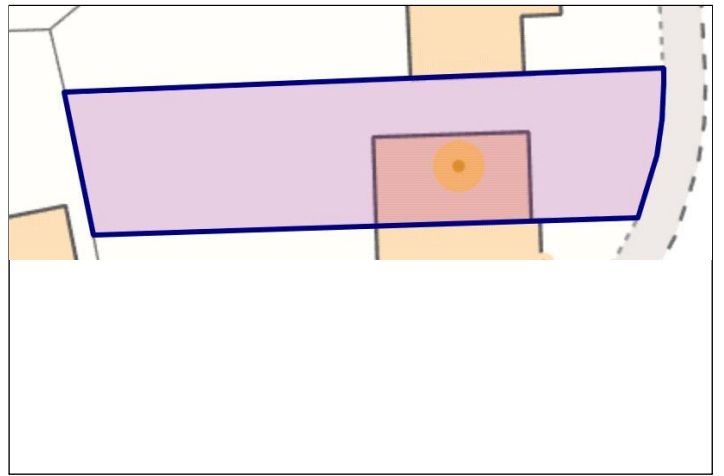
Council Tax Band: B **Tenure:** Freehold

TO VIEW: Contact our Redcar office on

Tel: **01642 285041**

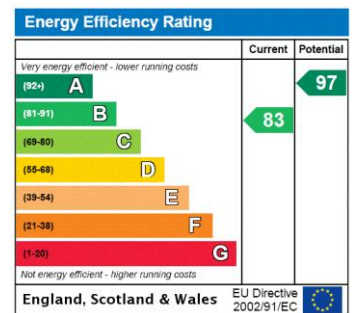


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