

HIGHFIELD ROAD, ESTON, MIDDLESBROUGH, TS6 9LR



- ▲ Modern Throughout
- ▲ Spacious
- ▲ Private Rear Garden
- ▲ Off Street Parking

- ▲ Garage
- ▲ Newly Renovated
- ▲ Close to Amenities & Transport Links

£160,000

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A beautifully presented two bedroom bungalow in the heart of the popular residential area of Eston, close to amenities and transport link. Viewing is advised.

GROUND FLOOR

HALLWAY - 1.85m x 2.69m (6'1" x 8'10")

Light and spacious hallway with composite door and access to main living area, bedrooms and shower room.

LOUNGE - 3.76m x 3.51m (12'4" x 11'6")

A very spacious lounge with archway into the dining room, neutral carpet, feature wood panelled wall and radiator.

DINING ROOM - 2.57m x 2.97m (8'5" x 9'9")

An extension off the living room with space for a dining table and chairs, access to the rear garden through a UPVC door, double glazed windows and radiator.

KITCHEN - 3.10m x 2.74m (10'2" x 9')

A stunning white high gloss kitchen with a range of wall, base and drawer units. Integrated appliances include a Beko oven and induction hob with stainless steel extractor hood, washing machine and space for a freestanding fridge/freezer.

BEDROOM ONE - 4.65m x 3.53m (15'3" x 11'7")

What was once the living room, this very spacious bedroom is flooded with natural light through the beautiful double glazed bay window with ample space for bedroom storage.

BEDROOM TWO - 2.97m x 2.72m (9'9" x 8'11")

A second double bedroom to the front aspect with UPVC double glazed window and radiator.

SHOWER ROOM - 1.93m x 1.63m (6'4" x 5'4")

A sleek, modern shower room featuring a walk-in shower enclosure with an overhead rainfall shower. The space includes a contemporary vanity unit with a low-level WC, wash hand basin, and integrated storage drawers. Additional benefits include a UPVC double-glazed window and a heated towel rail.

TO VIEW: Tel: 01642 955180

129 High Street, Eston, TS6 9JD

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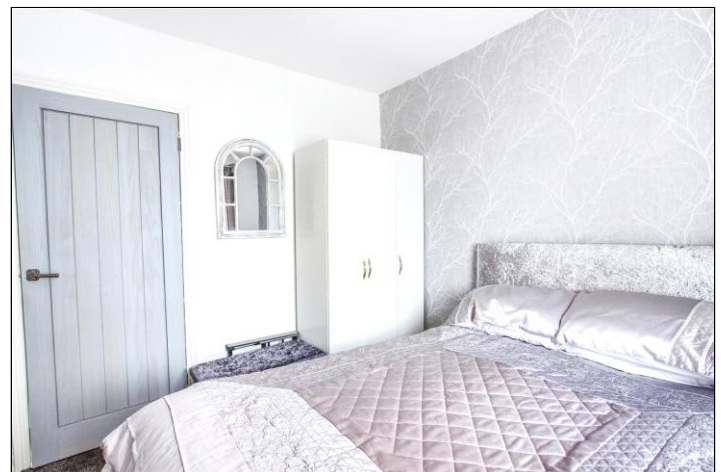
EXTERNALLY

The front of the property features a concrete driveway providing off-street parking, along with access to the rear garden via a secure garden gate. To the rear, the garden is predominantly laid to lawn and includes a pebbled seating area, creating an ideal space for outdoor relaxation. There is also access to a versatile garage, offering additional storage or potential workspace. The rear garden enjoys a high degree of privacy.

AGENTS REF: - EE/LS/EST260103/15042026

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

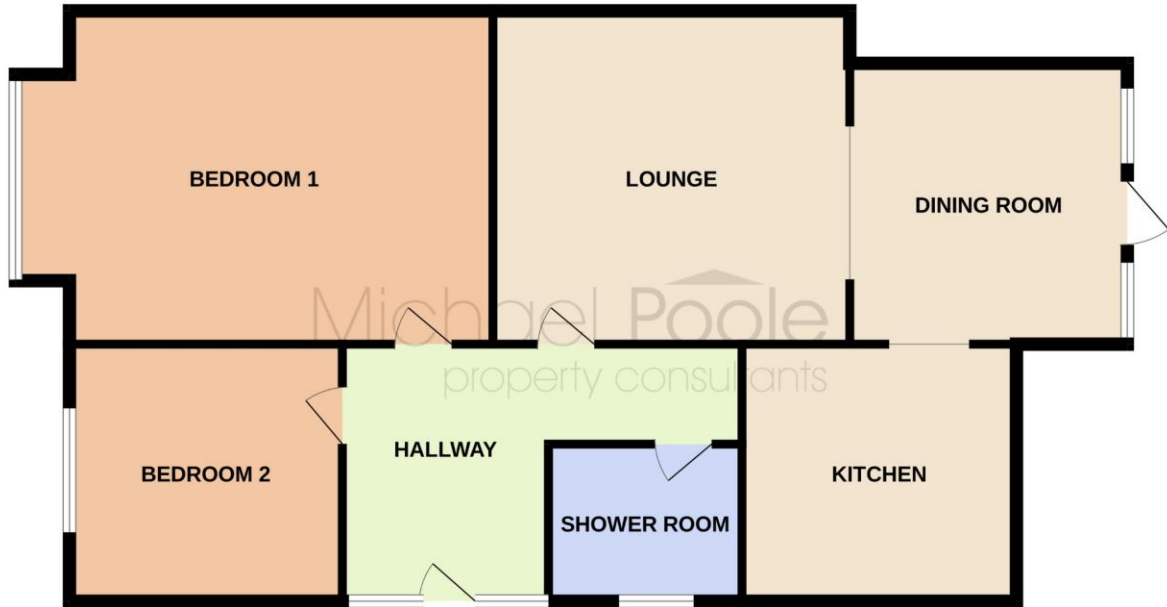
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GROUND FLOOR



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Score	Energy rating	Current	Potential
92+	A		
81-91	B		84 B
69-80	C		
55-68	D	87 D	
39-54	E		
21-38	F		
1-20	G		



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