

GOULD WALK, STOCKTON-ON-TEES, TS20 2FZ



- ▲ Modern three bedroom home ideal for first time buyers, investors or downsizers alike
- ▲ Quiet no-through road position
- ▲ Kitchen/diner with French doors opening onto the private rear garden
- ▲ Family bathroom plus en-suite shower room and ground floor WC
- ▲ Private garden which is not overlooked
- ▲ Double driveway

£158,995

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A beautifully presented modern two-bedroom home tucked away within a quiet no-through road on a small development. Ideal for first-time buyers, investors, or downsizers.

GROUND FLOOR

ENTRANCE HALL

Composite entrance door to entrance hall with radiator, staircase to the first floor and ground floor cloakroom/WC.

CLOAKROOM/WC

With low level WC, pedestal wash hand basin and single radiator.

LIVING ROOM - 4.57m x 3.5m (max) (15' x 11'6" (max))

With double glazed window to the front aspect and single radiator.



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KITCHEN DINER - 4.45m x 3.7m (14'7" x 12'2")

With double glazed window and French doors to the rear garden. Modern fitted kitchen units with worktops incorporating a stainless steel sink and drainer unit, gas hob with stainless steel splashback and overhead hood, electric oven, space for fridge freezer, plumbing for washing machine, twin radiator and under stairs cupboard.

FIRST FLOOR

LANDING

With built-in cupboard and loft access.

BEDROOM ONE - 3.68m x 3.1m (max) (12'1" x 10'2" (max))

With double glazed window to the front aspect and single radiator.

EN-SUITE

With low level WC, pedestal wash hand basin, shower cubicle and single radiator.

BEDROOM TWO - 3.1m x 2.62m (10'2" x 8'7")

With double glazed window to the rear aspect and single radiator.

BEDROOM THREE - 2.72m x 1.9m (8'11" x 6'3")

With double glazed window to the front aspect and single radiator.

BATHROOM

With double glazed window to the rear aspect, side panel bath, low level WC, pedestal wash hand basin and single radiator.

EXTERNALLY

Externally there is an open frontage overlooking a grassed area and to the rear there is a private sunny garden with shaped lawn and gated access leading to two parking spaces.

SERVICES

We are unable to confirm whether the services, central heating system etc, are in satisfactory working order. It would be prudent therefore for any prospective purchaser to ensure any such systems/appliances are tested prior to completion of any purchase.

AGENTS REF: - LJ/LS/EST260136/19032026

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



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TO VIEW: Contact our Stockton Office on Tel: **01642 355000**
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