

## DALSTON CLOSE, SKELTON, TS12 2AA



- ▲ Four bedroom detached family home
- ▲ Sought-after Bellway development
- ▲ Prime corner plot position
- ▲ Immaculately presented throughout
- ▲ Master bedroom with en-suite

- ▲ Integrated garage, large driveway and Tesla car charger
- ▲ Modern and stylish interior
- ▲ Solar Panels
- ▲ South facing garden
- ▲ A Rated EPC

**Offers Over £300,000**

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Located within a highly sought-after modern development built by Bellway, this beautifully presented four-bedroom detached home on Dalston Close in Skelton occupies an enviable corner plot, offering both privacy and generous outdoor space.

Situated in a popular residential area, the property is ideally placed for local amenities, schools, and transport links, making it a fantastic opportunity for families or those looking for a high-quality, modern home in a desirable location.

Immaculately maintained and finished to an exceptional standard throughout, the property is ready to move straight into and would suit a wide range of buyers. The ground floor offers a spacious and well-appointed layout, perfect for modern family living, while the tasteful décor enhances the sense of light and space throughout.

**GROUND FLOOR**

**LIVING ROOM - 4.4m x 3.28m (14'5" x 10'9")**

**KITCHEN - 3.25m x 2.8m (10'8" x 9'2")**

**DINING ROOM - 3.33m x 2.5m (10'11" x 8'2")**

**UTILITY ROOM - 2.08m x 1.78m (6'10" x 5'10")**

**GROUND FLOOR CLOAKROOM/WC - 2.08m x 1.75m (6'10" x 5'9")**

To the first floor are four well-proportioned bedrooms, including a generous master bedroom complete with its own en-suite shower room. The remaining bedrooms are all of a good size, making them ideal for family use, guests, or even home office space.

Externally, the property benefits from a large driveway providing ample off-road parking, along with an integrated garage. The corner plot position allows for a more spacious feel externally, with potential for further landscaping or outdoor entertaining areas.

**TO VIEW: Tel: 01287 552280**  
10 Chaloner Street, Guisborough, TS14 6QD

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## FIRST FLOOR

**MASTER BEDROOM - 4.37m x 3.02m (14'4" x 9'11")**

**EN-SUITE - 2.5m x 1.6m (8'2" x 5'3")**

**BEDROOM TWO - 4.22m x 3.25m (13'10" x 10'8")**

**BEDROOM THREE - 3.38m x 3m (11'1" x 9'10")**

**FAMILY BATHROOM - 2.44m x 2.06m (8' x 6'9")**

**BEDROOM FOUR - 3.56m x 2.16m (11'8" x 7'1")**

## EXTERNALLY

**INTEGRATED GARAGE - 6m x 2.95m (19'8" x 9'8")**

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:** - JS/LS/GBH260127/16042026

**Council Tax Band:** D      **Tenure:** Freehold

**TO VIEW:** Contact our Guisborough office on  
Tel: **01287 552280**

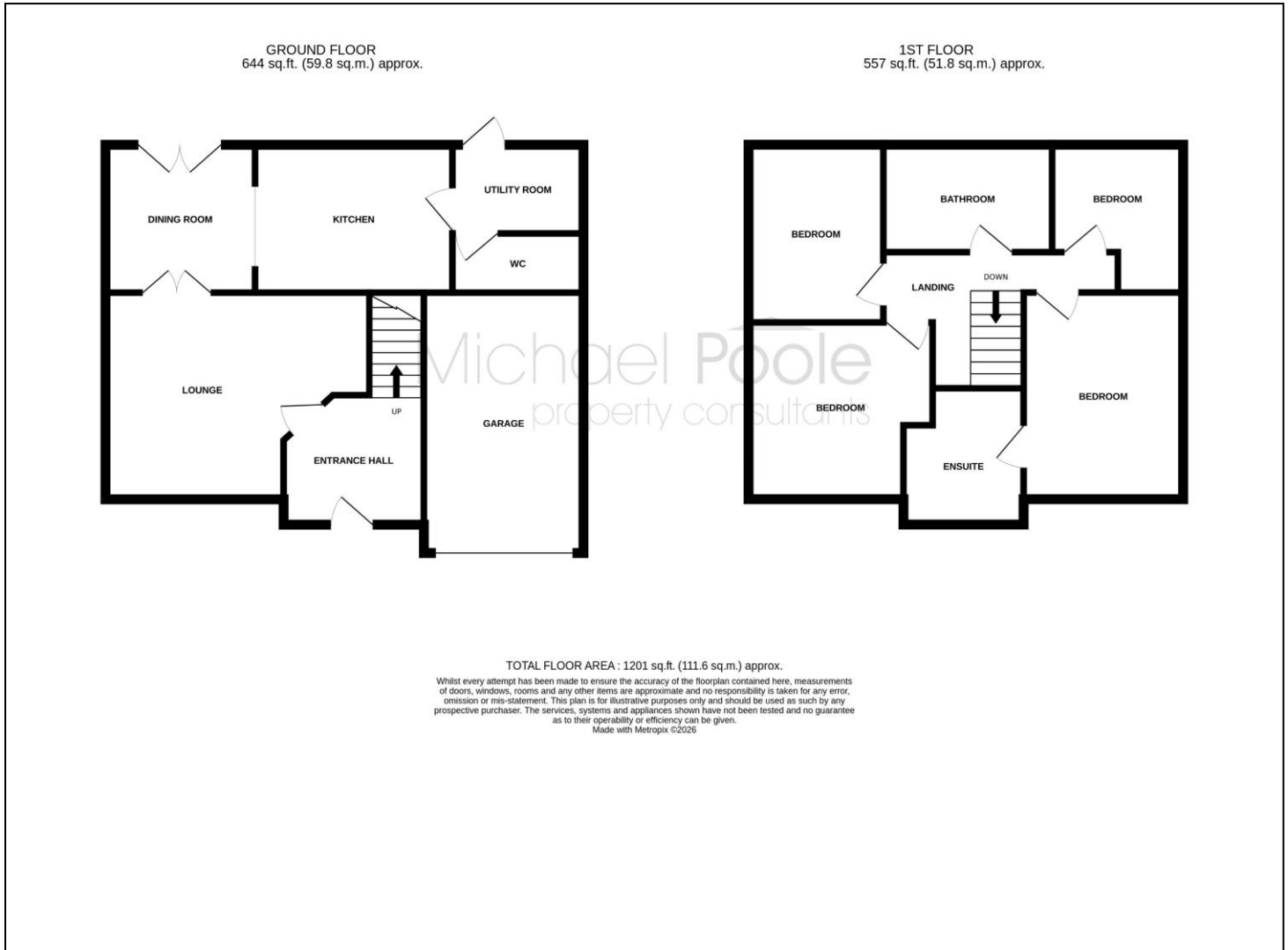


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The information provided about this property does not constitute or form part of an offer or contract, nor may it be regarded as representations. All interested parties must verify accuracy and your solicitor must verify tenure and lease information, fixtures and fittings and, where the property has been recently constructed, extended or converted, that planning/building regulation consents are in place. All dimensions are approximate and quoted for guidance only, as are floor plans which are not to scale, and their accuracy cannot be confirmed. Reference to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose. We offer our clients an optional conveyancing service, through panel conveyancing firms, via MWU and we receive on average a referral fee of one hundred and thirty pounds, only on completion of the sale. If you do use this service, the referral fee is included within the amount that you will be quoted by our suppliers. All quotes will also provide details of referral fees payable.

Score	Energy rating	Current	Potential
92+	A	94 A	94 A
81-91	B		
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		



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