

# CHERRY GARTH, INGLEBY BARWICK, STOCKTON-ON-TEES, TS17 5AP



- ▲ A superbly presented four bedroom detached home located within the sought after 'Broomhill' area of Ingleby Barwick
- ▲ Remodelled and improved to an excellent standard with tasteful decor and an abundance of high quality fittings
- ▲ Spacious Lounge with double doors leading through to the delightful double glazed Conservatory
- ▲ Remodelled Kitchen/Dining Room with bay window to the front
- ▲ Stunning redesigned kitchen with stone worktops, built in oven, induction hob, microwave, integrated dishwasher and washing machine
- ▲ Stylish redesigned Bathroom with white suite and separate shower enclosure and ground floor Cloakroom/WC
- ▲ Fitted wardrobes to three bedrooms and the Master has an impressive En-Suite Shower Room
- ▲ Nicely presented, established gardens to front and rear, double width driveway and single garage
- ▲ Gas central heating system and double glazing

**£299,950**

[www.michaelpoole.co.uk](http://www.michaelpoole.co.uk)

**Michael Poole**  
sales | lettings | auctions



A superbly presented four bedroom detached home located within the sought after 'Broomhill' area of Ingleby Barwick, remodelled and improved to an excellent standard with tasteful decor and an abundance of high quality fittings.

**GROUND FLOOR**

**ENTRANCE HALLWAY**

**CLOAKROOM/WC**

**LOUNGE - 4.46m x 3.79m (14'8" x 12'5")**

**CONSERVATORY - 3.82m x 2.91m (12'6" x 9'7")**

**KITCHEN/DINING ROOM - 8.19m (26'10") plus bay x 2.67m (8'9")**

**FIRST FLOOR**

**LANDING**

**BEDROOM ONE - 3.92m (12'10") reducing to 3.58m (11'9") x 3.58m (11'9")**

Fitted wardrobes.

**EN-SUITE SHOWER ROOM - 2.05m x 1.43m (6'9" x 4'8")**

**BEDROOM TWO - 3.11m (10'2") to robes x 2.64m (8'8")**

Fitted wardrobes.

**BEDROOM THREE - 2.86m (9'5") to robes x 2.73m (8'11")**

**BEDROOM FOUR - 3.05m x 1.84m (10' x 6')**

**TO VIEW: Tel: 01642 763636**

Myton Park, Myton Road, Ingleby Barwick, TS17 0WA

[www.michaelpoole.co.uk](http://www.michaelpoole.co.uk)



# CHERRY GARTH, TS17 5AP

**BATHROOM - 2.47m x 2.04m (8'1" x 6'8")**

## **EXTERNALLY**

### **GARDENS & GARAGE**

Lawned front garden with a double width driveway leading to the single garage with up and over door, power points and lighting. The pleasant enclosed rear garden is mainly laid to lawn with gravelled borders and a paved patio area. In addition, there is a decked seating area and garden shed.

**AGENTS REF:** - DC/LS/ING190298/17032026

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

**TO VIEW:** Contact our Ingleby Barwick office on  
Tel: **01642 763636**

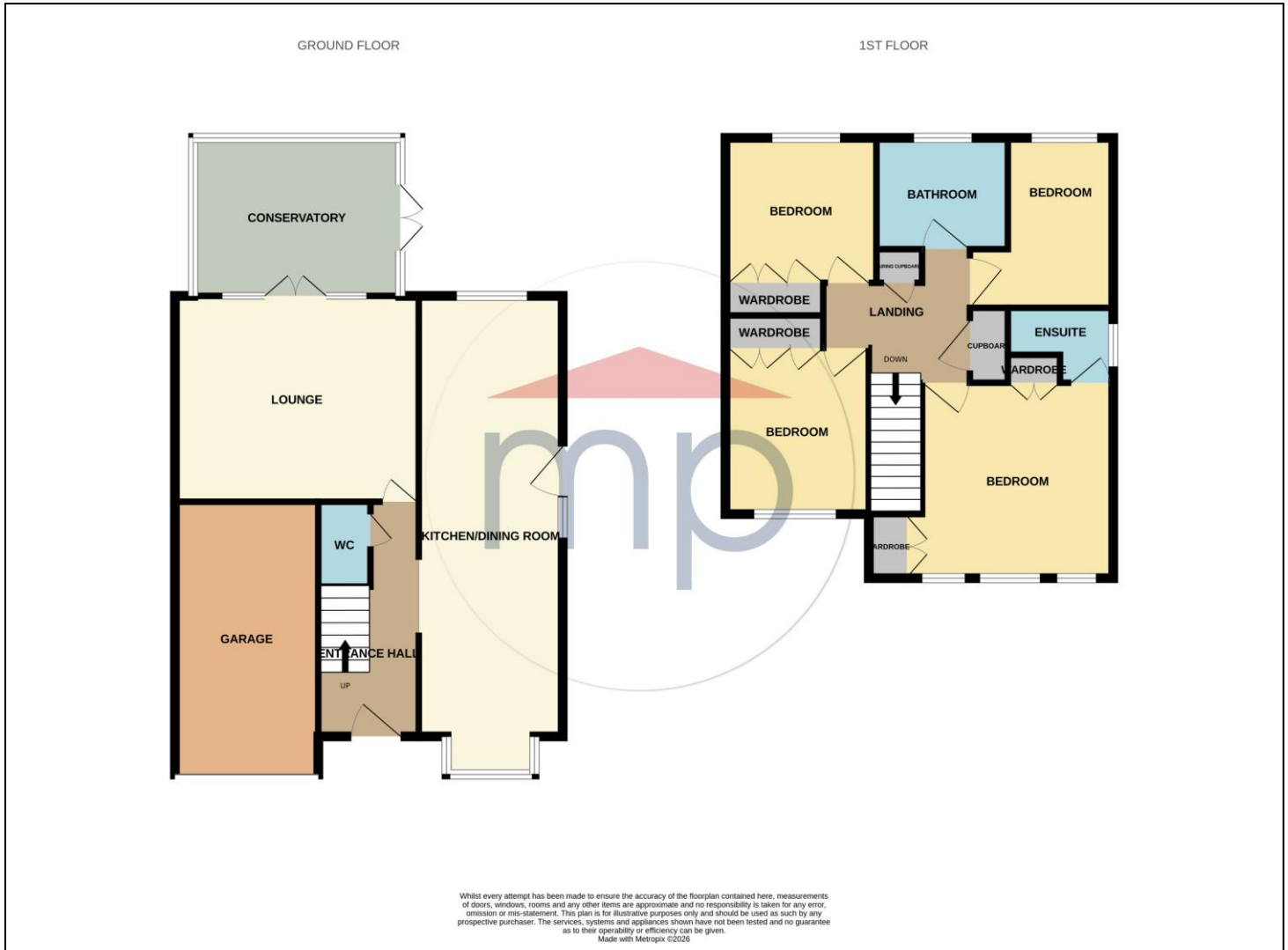


CHERRY GARTH, TS17 5AP



CHERRY GARTH, TS17 5AP





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.



**TO VIEW:** Contact our Ingleby Barwick Office on Tel: **01642 763636**  
 Myton Park, Myton Road, Ingleby Barwick, TS17 0WA