

RAVENSGILL ROAD, HEMLINGTON, MIDDLESBROUGH, TS8 9FZ



- ▲ A Well Presented Four Bedroom Detached House
- ▲ Built by Taylor Wimpey on This Popular Modern Development
- ▲ Stunning Integrated Fitted Kitchen Breakfast Room
- ▲ Separate Dining Room
- ▲ Spacious Lounge with French Doors to the Landscaped Garden
- ▲ Ground Floor WC
- ▲ Four Generous Size Bedrooms, Master with Built-In Wardrobes & Modern En-Suite Shower Room
- ▲ Separate Modern Family Bathroom
- ▲ Early Viewing Advised

£245,000

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A beautifully presented four bedroom detached house built by Taylor Wimpey occupying a lovely plot and presented to a high standard throughout. Features include a stunning fitted kitchen breakfast room, separate dining room, lounge with French doors opening to the landscaped garden, ground floor WC, four generous size bedrooms, master with built-in wardrobes and en-suite shower room and ample off road parking to the front elevation leading to a single garage. Please call our Nunthorpe Office to arrange your viewing appointment at your earliest convenience.

DINING ROOM/SNUG - 2.84m x 2.3m (9'4" x 7'7")
With tiled flooring.

KITCHEN BREAKFAST ROOM - 5.38m x 2.34m (17'8" x 7'8")
With a stunning range of fitted wall and floor units, tiled splashbacks, integrated double oven, five ring gas hob, dishwasher, washing machine and fridge freezer, spotlighting, tiled flooring and French doors open to the landscaped garden.

GROUND FLOOR

ENTRANCE HALL

With tiled floor, staircase to the first floor and under stairs cupboard.

GROUND FLOOR WC - 1.68m x 0.81m (5'6" x 2'8")

With low level WC, wash hand basin and tiled floor.

LIVING ROOM - 4.6m x 3.4m (15'1" x 11'2")

With feature panelling and French doors open to the landscaped garden.

FIRST FLOOR

LANDING

With airing cupboard.

BEDROOM ONE - 4.01m (max) x 4.4m (13'2" (max) x 14'5")

With two sets of built-in wardrobes.

EN-SUITE SHOWER ROOM - 1.9m x 1.68m (6'3" x 5'6")

Modern suite comprising shower cubicle, low level WC, wash hand basin, part tiled walls and heated towel rail.

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95 Guisborough Road, Nunthorpe, TS7 0JS

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BEDROOM TWO - 3.76m x 2.6m (12'4" x 8'6")

BEDROOM THREE - 2.92m x 2.6m (9'7" x 8'6")

BEDROOM FOUR - 3.28m x 2.36m (10'9" x 7'9")

FAMILY BATHROOM - 2.29m x 1.88m (7'6" x 6'2")

A modern suite comprising bath, low level WC, wash hand basin and part tiled walls.

EXTERNALLY

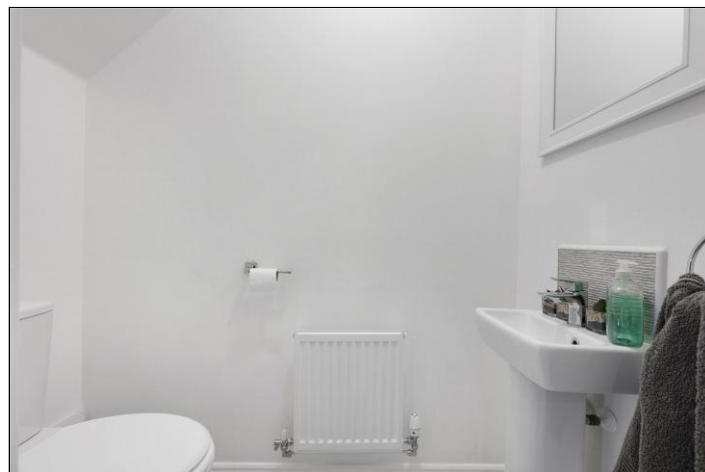
PARKING, GARAGE & GARDEN

Externally to the front there is a driveway leading to a single garage and to the rear there is a beautiful, landscaped garden offering easy maintenance with astro turf, patio and raised sleeper border.

AGENTS REF: - DP/LS/NUN250705/20112025

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

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