

# WILLOWBANK, COULBY NEWHAM, MIDDLESBROUGH, TS8 0SP



- ▲ A Well Presented & Refurbished Semi Detached Bungalow
- ▲ Located Within a Quiet Cul-De-Sac in This Popular Area of Coulby Newham
- ▲ Easy Access to Local Shops
- ▲ Smart Fitted Kitchen
- ▲ Modern Shower Room

- ▲ Two Generous Size Bedrooms
- ▲ Block Paved Driveway Offering Ample Parking
- ▲ Larger Than Average Single Garage
- ▲ Enclosed Rear Garden
- ▲ Early Viewing Advised

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A well-presented and refurbished two bedroom semi-detached bungalow located within this popular area of Coulby Newham offering easy access to local shops. Features include a smart spacious fitted kitchen, modern shower room, two generous size bedrooms, living room with acoustic style panelling, block paved driveway offering ample off road parking, a larger than average garage and an enclosed rear garden.

**GROUND FLOOR**

**KITCHEN - 4.04m x 2.16m (13'3" x 7'1")**

With a smart range of fitted wall and floor units, complementing work surfaces, tiled splashbacks, integrated fridge, integrated washing machine, electric oven and grill, electric hob with extractor over, plinth lighting, tiled floor and spotlighting.

**LOUNGE DINER - 5.3m x 3.18m (17'5" x 10'5")**

With feature wall acoustic style panelling.

**INNER HALLWAY**

With storage cupboard.

**SHOWER ROOM**

Modern refurbished suite comprising shower enclosure, vanity wash hand basin, low level WC and tiled walls.

**BEDROOM ONE - 3.6m x 2.77m (11'10" x 9'1")**

With French doors to the rear garden.

**BEDROOM TWO - 2.7m x 2.64m (8'10" x 8'8")**

**EXTERNALLY**

**GARDENS, PARKING & GARAGE**

Externally there is a lawned garden to the front elevation with hedge boundary and a block paved driveway offers ample off road parking with double gates leading to a larger than average single garage. To the rear there is a enclosed garden mainly laid to lawn with patio and timber shed.

**TO VIEW: Tel: 01642 955625**

95 Guisborough Road, Nunthorpe, TS7 0JS

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**AGENTS REF:** - DP/LS/NUN260145/30032026

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

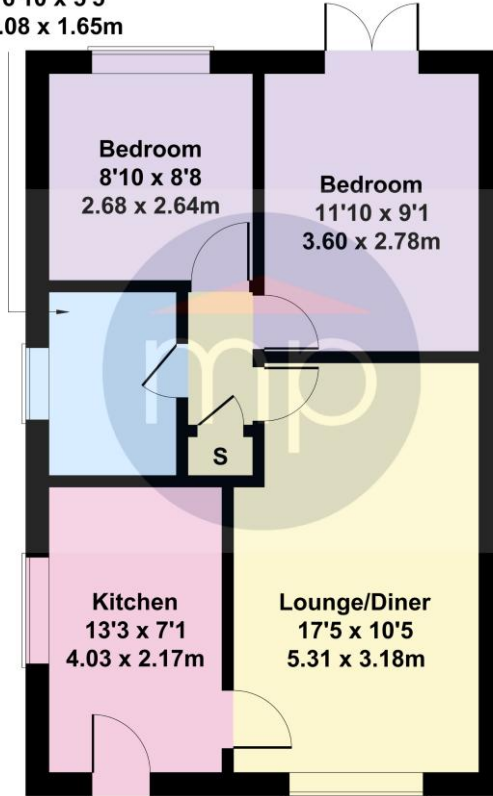
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## Willowbank

Approximate Gross Internal Area  
538 sq ft - 50 sq m

Shower Room  
6'10 x 5'5  
2.08 x 1.65m



Not to Scale. Produced by The Plan Portal 2026  
**For Illustrative Purposes Only.**

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