

SKOMER COURT, REDCAR, TS10 2SB



- ▲ Semi Detached Property
- ▲ Two Double Bedrooms
- ▲ Fantastic Ings Location
- ▲ Excellent for a First Time Buyer

- ▲ Garage
- ▲ Westerly Facing Rear Garden
- ▲ No Chain Sale

£150,000

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Offered for sale with no chain, this semi-detached home is located on the ever popular Ings Development. Sitting within a cul-de-sac, the property offers excellent value, and early viewing is advised to avoid disappointment.

GROUND FLOOR

ENTRANCE PORCH - 0.94m x 1.13m (3'1" x 3'8")

Part glazed UPVC entrance door and further fully glazed frosted door to the lounge diner.

LOUNGE DINER - 3.59m x 5.51m (11'9" x 18'1")

A spacious bow windowed room with fresh neutral decoration including carpet, fireplace with electric fire, radiators, open staircase to the first floor and frosted door to the kitchen.

KITCHEN - 3.59m x 2.64m (11'9" x 8'8")

Fitted kitchen with stainless steel handles and roll edge worktops, integrated electric oven and gas hob with extractor hood, part tiled walls, plumbing for washing machine and space for tumble dryer, Karndean flooring, radiator, wall mounted Main combi boiler, UPVC window and door to the rear garden.

FIRST FLOOR

LANDING

With panelled doors to all rooms and access to the loft space.

BEDROOM ONE - 3.61m x 3.02m (11'10" x 9'11")

With neutral decoration, full width fitted wardrobes, radiator and UPVC window.

BEDROOM TWO - 3.61m x 2.65m (11'10" x 8'8")

A double room with feature wall and neutral carpet, radiator, integrated storage cupboard and UPVC window overlooks the rear garden.

BATHROOM - 2.62m x 1.42m (8'7" x 4'8")

A traditional white suite with thermostatic shower, extractor fan, part UPVC clad and part tiled walls, grey oak vinyl flooring, chrome ladder radiator, integrated storage cupboard housing the hot water tank and UPVC window.

TO VIEW: Tel: 01642 285041

30-32 Station Road, Redcar, TS10 1AG

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EXTERNALLY

GARAGE - 2.68m x 5.44m (8'10" x 17'10")

With up and over entrance door, power, light and shelved and eaves storage.

GARDENS & PARKING - The front of the property benefits from a lawned frontage with gated access to the rear garden and a tarmac parking space. The westerly facing rear garden is low maintenance and is gravelled with border planting, pave pathways and patio area, outdoor tap and gated access to the front of the property.

Mains Utilities

Gas Central Heating

Mains Sewerage

No Known Flooding Risk

No Known Legal Obligations

Standard Broadband & Mobile Signal

No Known Rights of Way

BUYERS IDENTIFICATION CHECK(S) - Should a purchaser(s) have an offer accepted on a property marketed by Michael Poole Estate Agents they will need to undertake an identification check. This is done to meet our obligation under Anti Money Laundering Regulations (AML) and is a legal requirement. We use a third party service to verify your identity; this is not a credit check and will have no effect on credit history. The cost of these checks is £36 inc. VAT per buyer, which is paid in advance, when an offer is agreed and prior to a sales memorandum being issued. This charge is non-refundable.

AGENTS REF: - CF/LS/RED260044/23012026

Council Tax Band: B

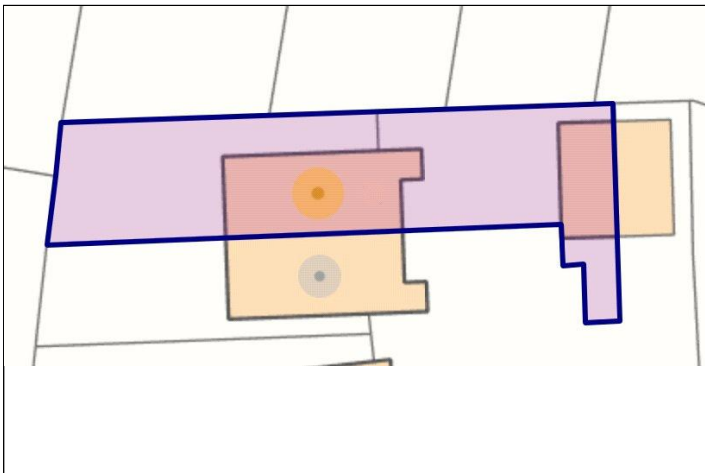
Tenure: Freehold

TO VIEW: Contact our Redcar office on

Tel: **01642 285041**

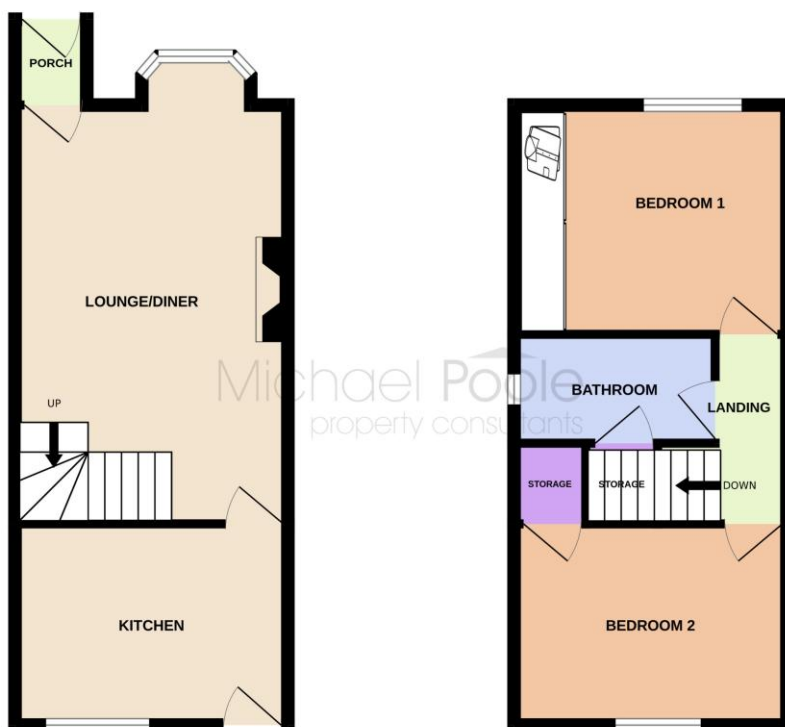


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GROUND FLOOR

1ST FLOOR



While every attempt has been made to ensure the accuracy of the floorplans contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Score	Energy rating	Current	Potential
92+	A		
81-91	B		84 B
69-80	C		
55-68	D	87 D	
39-54	E		
21-38	F		
1-20	G		



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