

WRENTREE CLOSE, REDCAR, TS10 4SB



- ▲ Extended Detached Property
- ▲ Three Bedrooms
- ▲ Popular Redcar Location
- ▲ A Well Presented Property Both Inside & Out
- ▲ Garden Room
- ▲ Larger Than Average Garage
- ▲ Stunning Southwest Facing Garden with Hot Tub
- ▲ No Chain Sale

Offers Over £219,950

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Simply bring your furniture to this well-presented family detached home! Sitting on an enviable corner plot with a large driveway and a landscaped south facing rear garden. Brilliant for local amenities, schooling and transport links. High interest is anticipated so early viewing is advised.

GROUND FLOOR

HALL - 1.19m (3'11") reducing to 0.95m (3'1") x 2.58m (8'6")
 Coloured part glazed composite entrance door with decorative glass work, wide plank laminate flooring, radiator, UPVC window, staircase to the first floor and stripped pine doors to living room, kitchen diner and WC.

WC - 1.13m x 1.19m (3'8" x 3'11")
 White suite with part tiled walls, electric radiator, tiled flooring and UPVC window.

LIVING ROOM - 3.15m (10'4") reducing to 2.79m (9'2") x 5.10m (16'9") increasing to 5.48m (18') into the bow
 A nicely presented bow windowed room with modern style marble fireplace with remote flame effect electric fire, radiator and sliding patio door to the garden room.

GARDEN ROOM - 2.96m x 2.93m (9'9" x 9'7")
 A light and bright southerly facing room with feature wall and washed oak flooring, Velux style roof window, UPVC windows and French doors open onto the stunning rear garden.

KITCHEN DINER - 2.57m x 5.10m (8'5" x 16'9")
 A country style fitted kitchen with stainless steel handles and soft closing doors, integrated electric oven and induction hob with extractor hood, integrated fridge freezer and dishwasher, grey oak vinyl flooring, chrome downlights, twin UPVC windows, under stairs storage/utility area with plumbing for washing machine, wall mounted Baxi combi boiler with filter system and part glazed door to the study.

STUDY - 2.37m x 2.31m (7'9" x 7'7")
 A versatile space with neutral décor, radiator, UPVC French doors open on to the rear garden and further door to the integral garage.

INTEGRAL GARAGE - 2.61m x 5.35m (8'7" x 17'7")
 A larger than average garage with remote roller door, shelved storage, power, lighting and UPVC window.

TO VIEW: Tel: 01642 285041
 30-32 Station Road, Redcar, TS10 1AG

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FIRST FLOOR

LANDING - 2.60m x 1.56m (8'6" x 5'1")

A light and bright space with panelled doors to all rooms, access to the loft space and UPVC window overlooks the rear garden.

BEDROOM ONE - 3.25m (10'8") reducing to 2.95m (9'8") x 3.50m (11'6") reducing to 3.02m (9'11")

A well-presented room with neutral carpet, masses of integrated wardrobe storage, radiator and UPVC window.

BEDROOM TWO - 2.66m (8'9") reducing to 2.51m (8'3") x 3.50m (11'6") reducing to 3.00m (9'10")

A spacious double room with neutral décor including carpet, wardrobe storage, radiator and UPVC window.

BEDROOM THREE - 2.32m x 2.04m (7'7" x 6'8")

A generous third bedroom with neutral carpet, radiator and UPVC window overlooks the rear garden.

BATHROOM - 1.69m x 1.99m (5'7" x 6'6")

A white modern suite with thermostatic shower, high gloss grey vanity storage unit, fully UPVC clad walls and ceiling with downlighters, chrome towel radiator and UPVC window.

EXTERNALLY

PARKING & GARDENS - The front of the property offers a generous block paved driveway with parking for numerous vehicles, neat lawned frontage with raised border planting and gated access to the rear garden. The stunning south facing rear garden is laid to lawn with sleeper borders and thoughtful planting, hot tub with bespoke open gazebo, wraparound garden from south to west with numerous seating options, fantastic for entertaining friends and family.

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.

Council Tax Band: C

Tenure: Freehold



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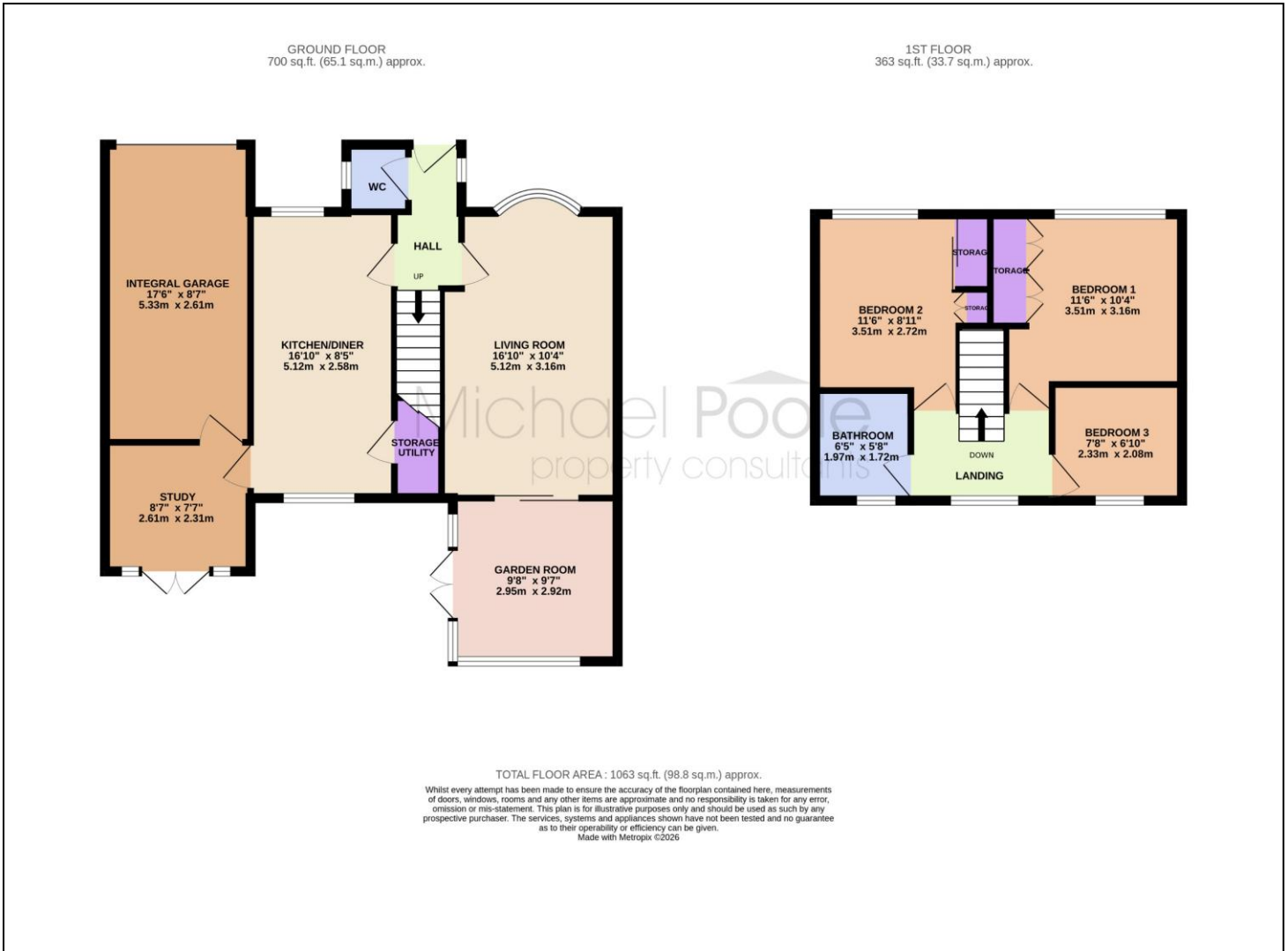


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