

HARROWGATE LANE, BISHOPSGARTH, STOCKTON-ON-TEES, TS19 8UD



- ▲ Three Bed Detached House
- ▲ Three Reception Rooms
- ▲ Potential to Extend (STPP)

- ▲ Generous Garden Plot
- ▲ Parking and Detached Garage
- ▲ Walking Distance to Local Schooling

£210,000

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This three bed detached house holds some pleasant surprises, firstly it is tucked away on a private plot, there are good-sized gardens, detached garage and three reception rooms.

The accommodation flows in brief, entrance hall, WC, office, lounge, dining room, kitchen, three bedrooms and bathroom.

GROUND FLOOR:

ENTRANCE HALL - Entered by double glazed entrance door to front aspect with side lights. Double door to cloak cupboard.

DOWNSTAIRS CLOAKROOM/WC - Double glazed window to side aspect, low-level w.c., and wash handbasin.

HOME OFFICE/SITTING ROOM - 2.6m x 2.29m (8'6" x 7'6")
Double glazed window to rear aspect, radiator, and double-glazed patio doors to side aspect.

LOUNGE - 5.2m (17'1") (max) x 3.86m (12'8") (max) inc. stairs
Double glazed window to front aspect, large radiator, and double doors to ...



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KITCHEN/DINER - 5.2m (17'1") (max) x 3.15m (10'4") (max)

Double glazed window to side aspect, double glazed French doors with side lights to rear garden, radiator, half carpet, half tiled floor, access to rear porch. Wall, floor and drawer units with complimentary Granite effect worktops, tiled splashbacks, Asterite sink and drainer unit with mixer tap, five ring gas hob with overhead hood, plumbing for washing machine, high-level double oven, space for American style fridge/freezer.

FIRST FLOOR:

LANDING - With double-glazed window to side aspect and loft access.

BEDROOM 1 - 3.96m x 2.87m (13' x 9'5")

With double-glazed window to front aspect and radiator.

BEDROOM 2 - 3.15m (10'4") (max) x 2.8m (9'2") (max)

Double glazed window to rear aspect, and single radiator, built-in cupboard housing Combi boiler.

BEDROOM 3 - 2.06m (6'9") x 2.9m (9'6") inc. stairhead

Double glazed window to front aspect, single radiator, and two sets of built-in wardrobes.

BATHROOM - Double glazed window to rear and side aspects, low-level w.c., pedestal wash handbasin, pea shaped bath with shower enclosure and shower over. Radiator, tiled splashbacks, and flooring.



EXTERNAL

Externally the property is tucked away on a generous corner site with front, side, and rear gardens. There is also parking and a detached garage.

- Mains Utilities
- Gas Central Heating
- Mains Sewerage
- No Known Flooding Risk
- No Known Legal Obligations
- Standard Broadband & Mobile Signal
- No Known Rights of Way

AGENTS REF: - LJ/GD/STO230719/15032024

Council Tax Band: C **Tenure:** Freehold



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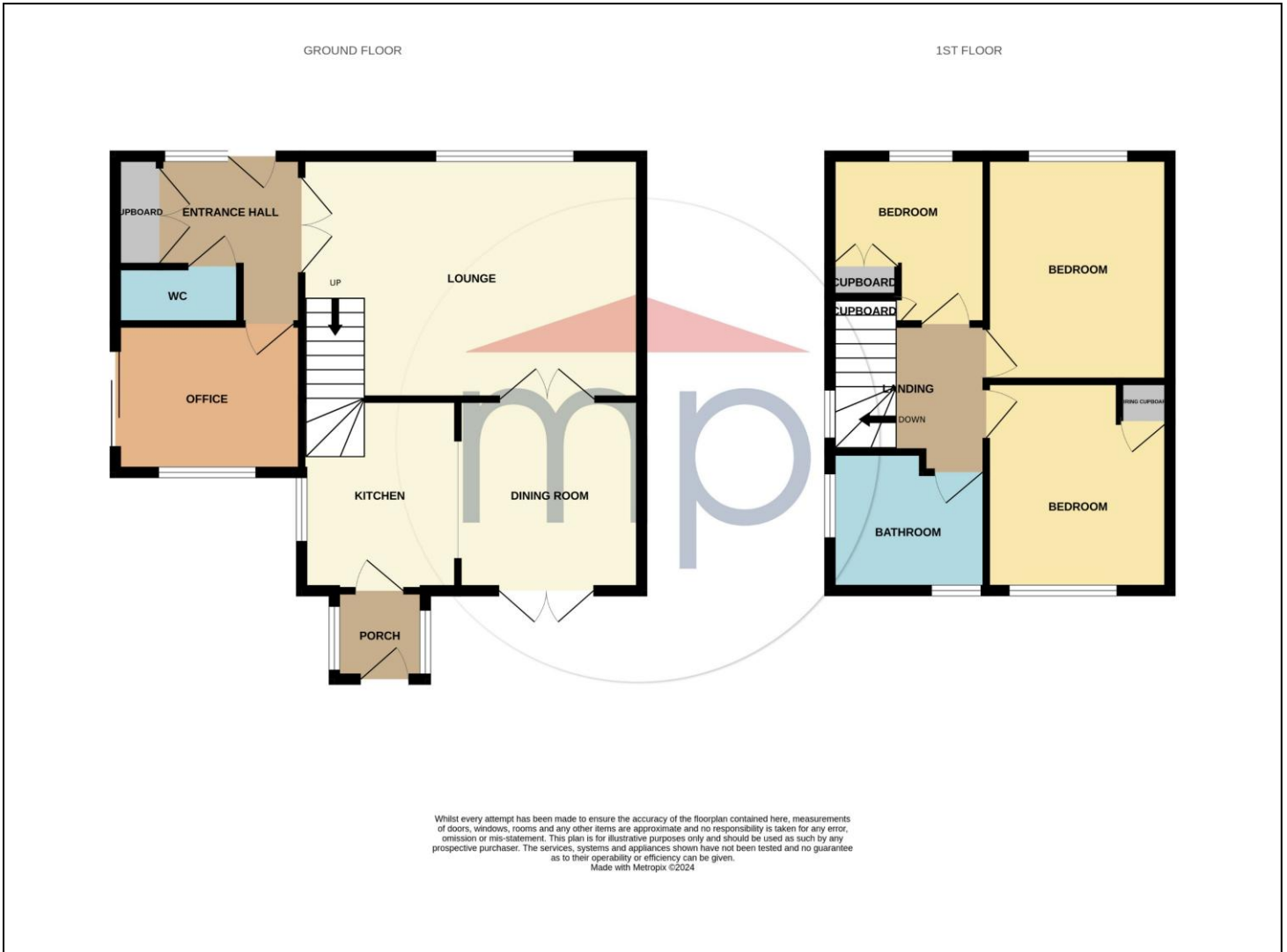
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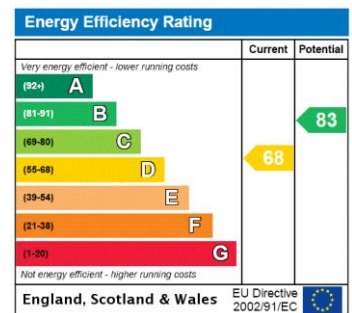
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