

WASHINGTON GROVE, NORTON, STOCKTON-ON-TEES, TS20 1BU



- ▲ Exquisite property featuring a beautiful colour palette that enhances modern interiors
- ▲ Resin patio and walkways leading to stunning kitchen/diner and two reception rooms
- ▲ High-quality finishes throughout the property
- ▲ Recently re-wired and comprehensively upgraded
- ▲ Seamless blend of luxury and functionality
- ▲ Located in a sought-after neighbourhood

- ▲ Offered with no onward chain for a hassle-free move-in experience
- ▲ Landscaped garden ideal for outdoor relaxation and entertaining
- ▲ Off-street parking and garage for added convenience
- ▲ Perfect combination of contemporary design and traditional charm
- ▲ Contact us today to schedule a viewing and secure your opportunity to own this property

£160,000

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Presenting this exquisite property with a beautiful colour palette enhancing the modern interiors. The resin patio and walkways lead you to the stunning kitchen/diner and two reception rooms, with high-quality finishes throughout. This property has been re-wired and comprehensively upgraded, offering a seamless blend of luxury and functionality.

Situated in a sought-after neighbourhood, this home is offered with no onward chain, providing a hassle-free move-in experience. The landscaped garden is perfect for outdoor relaxation and entertaining, while the off-street parking and garage add convenience to daily living.

Experience the perfect combination of contemporary design and traditional charm in this inviting home. Contact us today to schedule a viewing and secure your opportunity to make this property your own.

GROUND FLOOR

ENTRANCE HALL - Composite entrance door to entrance hall with laminate flooring, single radiator, double glazed window to the side aspect and staircase to the first floor.

KITCHEN DINER - 4.6m x 3.18m (15'1" x 10'5")

With double glazed window to the side and rear aspects, composite door to the side aspect, laminate flooring, modern vertical radiator, under stairs cupboard and store cupboard. Modern fitted kitchen comprising wall, drawer, and floor units with complementary worktops, breakfast bar and incorporating an asterite one and a half bowl sink and drainer unit with mixer tap, gas point for cooker and plumbing for washing machine.

LIVING ROOM - 4.45m x 3.18m (14'7" x 10'5")

With double glazed window to the rear aspect and radiator.

SITTING ROOM/HOME OFFICE - 2.97m x 2.51m (9'9" x 8'3")

With double glazed window to the rear aspect and single radiator.

FIRST FLOOR

BEDROOM ONE - 3.2m x 2.87m (10'6" x 9'5")

With double glazed window to the front aspect and single radiator.

TO VIEW: Tel: 01642 355000

17 High Street, Stockton-on-Tees, Cleveland, TS18 1SP

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BEDROOM TWO - 3.2m x 2.13m (10'6" x 7')

With double glazed window to the rear aspect and single radiator.

BEDROOM THREE - 2.29m x 2.13m (max) (7'6" x 7' (max))

With double glazed window to the side aspect and single radiator.

SHOWER ROOM - With double glazed window to the side aspect, low level WC, vanity unit with cabinet below, heated towel rail, tiled walls and floor, double walk-in shower enclosure with drench style shower and shower attachment and airing cupboard housing combi boiler.

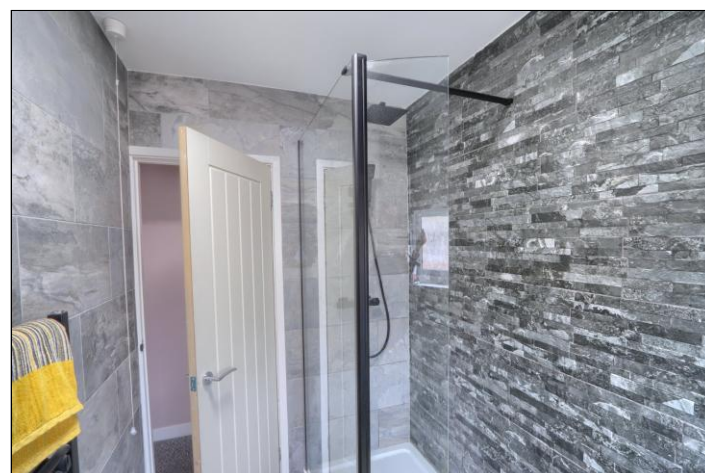
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AGENTS REF: - LJ/LS/STO250589/15102025

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

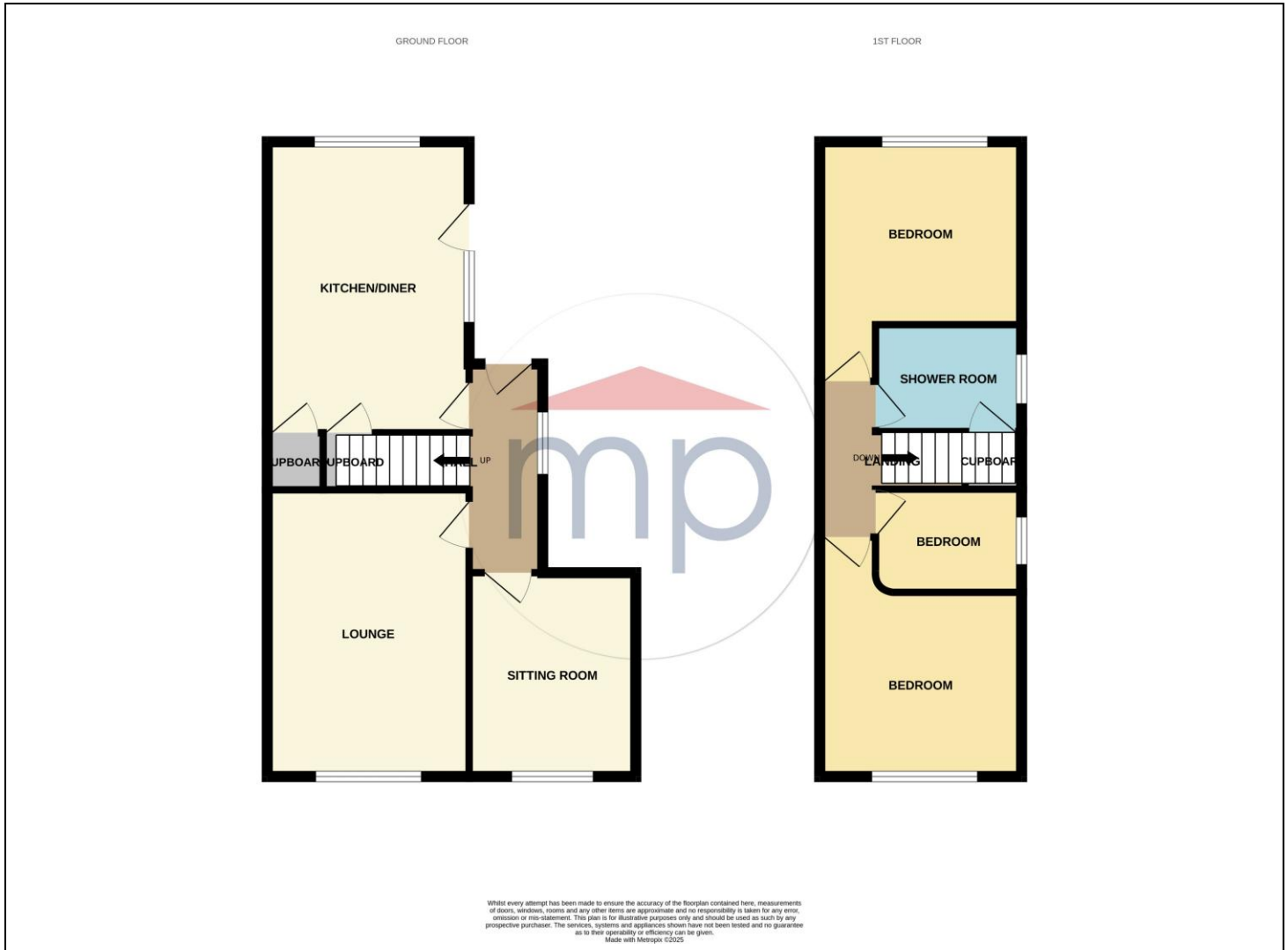
TO VIEW: Contact our Stockton office on

Tel: **01642 355000**



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The information provided about this property does not constitute or form part of an offer or contract, nor may it be regarded as representations. All interested parties must verify accuracy and your solicitor must verify tenure and lease information, fixtures and fittings and, where the property has been recently constructed, extended or converted, that planning/building regulation consents are in place. All dimensions are approximate and quoted for guidance only, as are floor plans which are not to scale, and their accuracy cannot be confirmed. Reference to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose. We offer our clients an optional conveyancing service, through panel conveyancing firms, via MWU and we receive on average a referral fee of one hundred and thirty pounds, only on completion of the sale. If you do use this service, the referral fee is included within the amount that you will be quoted by our suppliers. All quotes will also provide details of referral fees payable.



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