

WESTMINSTER OVAL, NORTON, STOCKTON-ON-TEES, TS20 1UX



- ▲ Beautiful, detached family home offering an excellent balance of space, comfort and village lifestyle
- ▲ Extended to provide a stunning garden room with Stove
- ▲ Positioned on a generous corner plot within a peaceful residential setting
- ▲ Just a short stroll to Norton Village and Norton Cricket Club with a strong community atmosphere
- ▲ Surrounded by attractive green spaces with numerous walks right on the doorstep
- ▲ Welcoming reception hall leading to spacious and well-presented living accommodation
- ▲ Comfortable lounge and superb open-plan kitchen, dining and living area with solid fuel stove
- ▲ Skylights and garden-facing doors provide excellent natural light and connection to the rear garden
- ▲ Separate garden room/office ideal for working from home or additional sitting space
- ▲ Four well-proportioned bedrooms including a principal bedroom with dressing area and en-suite, plus additional en-suite and family bathroom
- ▲ Double garage, driveway parking and enclosed rear garden perfect for family living and outdoor entertaining

£360,000

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This beautiful, detached family home offers the perfect balance of space, comfort and village lifestyle. Positioned on a generous corner plot, the property enjoys a peaceful setting while still being just a short stroll from Norton Village and Norton Cricket Club, making it ideal for families who enjoy a strong community feel and easy access to local amenities.

One of the greatest attractions of this location is the abundance of walks right on your doorstep. From relaxed evening strolls to longer weekend walks with family and dogs, the surrounding green spaces and pathways offer a wonderful way to enjoy the outdoors without needing to travel far.

Inside, the home is designed with modern family living in mind. A welcoming reception hall leads to spacious living areas, including a comfortable lounge and a superb open-plan kitchen, dining and living space, perfect for both everyday family life and entertaining. With natural light flowing through skylights and garden-facing doors, this sociable hub of the home connects beautifully with the rear garden. A separate garden room/office provides the ideal work-from-home space or additional sitting area. Upstairs, the property continues to impress with four well-proportioned bedrooms, including a generous principal bedroom with its own dressing area and ensuite, along with further ensuite and family bathroom facilities. The layout provides excellent flexibility for growing families or those needing additional workspace.

Externally, the home benefits from a double garage, driveway parking and enclosed rear garden, offering plenty of space for outdoor relaxation, children to play or summer entertaining.

Altogether, this is a fantastic opportunity to enjoy a spacious family home in a highly sought-after Norton location, combining village charm, nearby amenities and beautiful walks right from your front door.

GROUND FLOOR

ENTRANCE HALLWAY - 4.95m x 1.96m (16'3" x 6'5")

With front entrance door, stairs to landing, doors to lounge, kitchen/breakfast area and cloakroom/WC.

CLOAKROOM/WC - 1.60m x 0.79m (5'3" x 2'7")

With low level WC and wash hand basin.

LOUNGE - 4.93m x 3.38m (16'2" x 11'1")

With Limestone fireplace and window to front elevation.

DINING AREA - 3.45m x 3.00m (11'4" x 9'10")

Open to garden room and kitchen/breakfast area.

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KITCHEN/BREAKFAST AREA - 5.84m x 3.00m (19'2" x 9'10")

A superb, fitted kitchen with cream high gloss units, electric hob with overhead hood, high level electric double oven, integrated fridge and freezer, wine fridge, sink unit with drainer, integrated dishwasher, door leading to garden room, space for breakfast table and door leading to utility.

UTILITY - 3.00m x 1.73m (9'10" x 5'8")

With cream high gloss units, plumbing for washing machine, space for dryer, sink unit, wall mounted boiler concealed in cupboard, and doors leading to rear garden and double garage.

GARDEN ROOM - 3.1m x 3.8m (max) (10'2" x 12'6" (max))

With UPVC double glazed windows to rear and French doors leading to rear garden, Velux windows to vaulted ceiling and solid fuel stove.

HOME OFFICE - 3.10m x 2.16m (10'2" x 7'1")

With windows and French doors leading to rear garden, Velux windows to vaulted ceiling and doors leading to kitchen/breakfast area.

FIRST FLOOR

LANDING - 4.42m x 1.50m (14'6" x 4'11")

With built in airing cupboard and doors leading to bedrooms 1, 2, 3, 4 and bathroom/WC.

BEDROOM ONE - 5.59m x 3.05m (18'4" x 10')

With window to front elevation and leading through to dressing area.

DRESSING AREA - 2.11m x 1.50m (6'11" x 4'11")

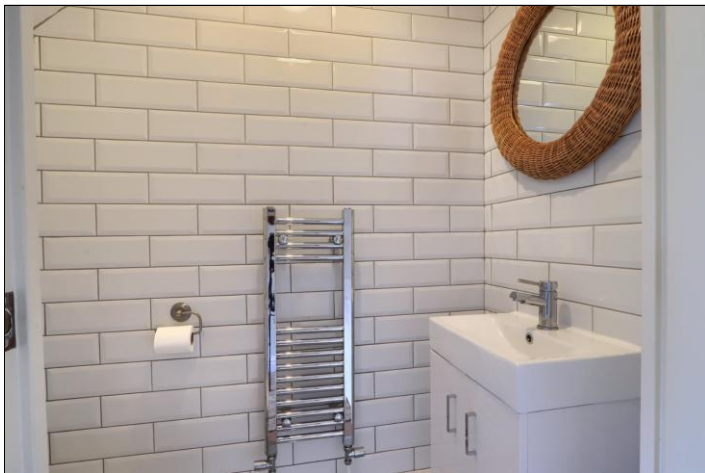
With door leading to en-suite one.

EN-SUITE ONE - 2.08m x 1.85m (6'10" x 6'1")

With stylish double walk in shower area, vanity unit, low level WC and towel rail.



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