

## MEADOWFIELD DRIVE, EAGLESCLIFFE, STOCKTON-ON-TEES, TS16 0HG



- ▲ An extended three bedroom semi-detached house nicely positioned within this popular Eaglescliffe development
- ▲ Close to highly regarded Junior and Secondary schooling and shopping facilities
- ▲ Extensive Lounge/Dining Room with living flame effect gas fire set in a feature surround
- ▲ Family Area/Snug extension with double glazed French doors to the rear garden
- ▲ Breakfast Kitchen with a good range of fitted units and built in oven and hob
- ▲ Family Bathroom with separate WC and ground floor Cloakroom/WC
- ▲ Three generous first floor bedrooms
- ▲ Generous plot with gardens, block paved driveway and car parking area and small garage with up and over door
- ▲ Gas central heating system and double glazing

**£215,000**

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**GROUND FLOOR**

**ENTRANCE HALLWAY**

**LOUNGE/DINING ROOM - 7.61m (25') x 3.71m (12'2")**  
reducing to 3.13m (10'3")  
Opening to ...

**FAMILY ROOM/SNUG - 3.06m x 2.77m (10' x 9'1")**

**BREAKFAST KITCHEN - 5.26m (17'3") x 4.53m (14'10")** reducing to 2.79m (9'2")

**INNER LOBBY**

**CLOAKROOM/WC - 1.56m x 1.04m (5'1" x 3'5")**

**FIRST FLOOR**

**LANDING**

**BEDROOM ONE - 3.91m x 3.54m (12'10" x 11'7")**

**BEDROOM TWO - 3.53m x 2.99m (11'7" x 9'10")**

**BEDROOM THREE - 2.70m x 2.11m (8'10" x 6'11")**

**BATHROOM - 2.09m x 1.67m (6'10" x 5'6")**

**TO VIEW: Tel: 01642 788878**  
59 High Street, Yarm, TS15 9BH

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**SEPARATE WC**

**EXTERNALLY**

**PARKING & GARDEN**

To the front there is a block paved driveway and car parking area which leads to the garage. The generous rear garden is mainly laid to lawn with a paved patio area and timber shed.

**GARAGE - 3.74m x 2.74m (12'3" x 9')**

With up and over door, power points and lighting.

**AGENTS REF:** - DC/LS/YAR240435/30102025

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

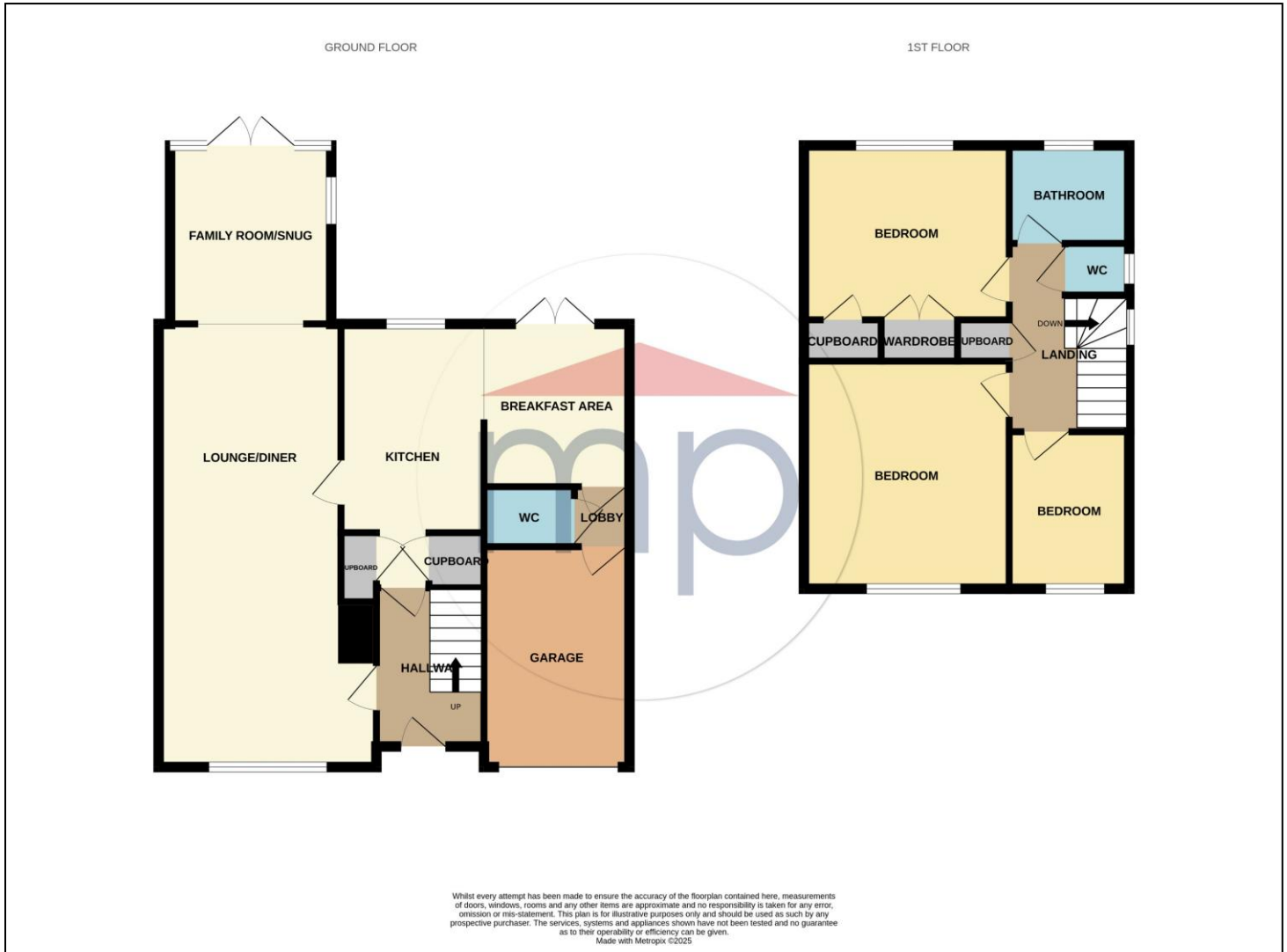
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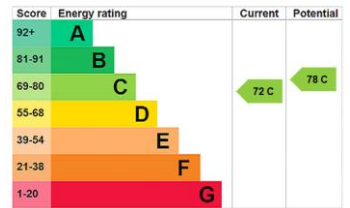
A photograph of the Michael Poole property consultants storefront at night, illuminated by blue neon lights. The sign above the entrance reads 'Michael Poole property consultants'. The windows display various property listings.

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