



Burnhope Road, Hartlepool TS26 0QQ

welcome to

Burnhope Road, Hartlepool

A Modern 5 Bedroomed, 3 Reception Roomed Detached Home offering everything you would want for modern day living with 2 En Suite Shower Rooms, Guest WC, stunning Conservatory Extension, highly maintained Front and Rear Gardens.

Ground Entrance Hallway

attractive flooring, radiator, staircase to First Floor, useful storage cupboard.

Guest Wc

UPVC Double Glazed window to front aspect, low level low flush WC, radiator, vanity style wash hand basin with chrome mixer tap, double doors leading to Living Room/Front Reception Room.

Living Room/ Front Reception

21' (excluding bay) x 12' 6" (6.40m (excluding bay) x 3.81m)
UPVC Double Glazed bay window to front aspect, UPVC Double Glazed dual aspect windows to side aspect, attractive ornate white fireplace with marble effect surround and hearth with 'living flame' gas fire, 2 radiators, decorative coved cornicing.

Rear Reception/ Dining Room

16' (max) x 12' 6" (4.88m (max) x 3.81m)
UPVC Double Glazed French doors leading to rear garden, co-ordinating side windows, 2 radiators, decorative coved cornicing.

Snug/ Study

7' 5" x 9' (2.26m x 2.74m)
UPVC Double Glazed window to rear aspect, radiator, decorative coved cornicing.

Kitchen

18' 10" (max) x 13' (5.74m (max) x 3.96m)
refitted with an extensive range of 'Shottons' high gloss wall and base units with complementing working surfaces incorporating stainless steel sink/drainers unit with chrome mixer tap, integrated dishwasher, fridge and freezer, built in double oven, built in 5 ring gas hob with double width extractor hood over, recess spotlighting to ceiling, coved cornicing, 2 radiators, UPVC Double Glazed window to rear aspect, UPVC Double Glazed door leading to Conservatory.

Utility

8' 6" x 5' 9" (2.59m x 1.75m)
fitted with a continuation of high gloss wall and base units and complementing working surfaces incorporating stainless steel sink/drainers unit with chrome mixer tap, recess and plumbing for washing machine and additional white goods, wall mounted recently fitted 'Valiant' gas central heating boiler, radiator, door to side aspect.

Conservatory

25' 6" (max) x 9' 5" (max) (7.77m (max) x 2.87m (max))
UPVC construction with dwarf brick built wall with complementing French doors leading to rear garden, built in extractor, power and lighting.

First Floor

Gallery Style Landing

access to boarded loft via pull down ladder, airing cupboard, radiator, fantastic open space giving access to:

Master Bedroom

13' 6" (max) x 14' 5" (max) (4.11m (max) x 4.39m (max))
UPVC Double Glazed window to front aspect, radiator, archway leading to;

Dressing Area

4' 9" x 7' 7" (excluding wardrobes) (1.45m x 2.31m (excluding wardrobes))
UPVC Double Glazed window to side aspect, ample fitted wardrobes complete with dressing table and drawers.

En Suite

refitted with vanity style wash hand basin and chrome mixer tap, additional built in storage, shower cubicle with mains shower, low level low flush WC, UPVC Double Glazed window to front aspect, heated towel rail.





Bedroom 2

13' (including wardrobes) x 13' 5" (3.96m (including wardrobes) x 4.09m)
UPVC Double Glazed window to rear aspect, 2 radiators, dual aspect fitted double wardrobes.

En Suite

UPVC Double Glazed window to rear aspect, shower cubicle with mains supply shower, vanity wash hand basin with chrome mixer tap, low level low flush WC, heated towel rail, radiator, shaver point, extractor.

Family Bathroom

refitted with a modern four piece suite comprising shower cubicle with mains supply shower, panelled bath with chrome mixer tap and spray attachment, vanity style wash hand basin with chrome mixer tap incorporating low level low flush WC, heated towel radiator, shaver point, extractor, attractive tiling to walls, UPVC Double Glazed opaque window to rear aspect.

Bedroom 3

11' 9" (excluding wardrobes) x 9' 11" (3.58m (excluding wardrobes) x 3.02m)
UPVC Double Glazed window to rear aspect, radiator, double fitted wardrobes.

Bedroom 4

15' 9" (max) x 12' 6" (max) (4.80m (max) x 3.81m (max))
UPVC Double Glazed Dormer style window to front aspect, radiator.

Bedroom 5

15' 8" (max) x 8' 4" (4.78m (max) x 2.54m)
UPVC Double Glazed Dormer style window to front aspect, radiator.

Front Garden

well maintained lawn area, reconfigured Driveway offering off street parking for 2/3 cars, Double Garage with roller shutter door, power and lighting.

Rear Garden

attractive and well established garden offering a high degree of privacy surrounded with mature trees and shrubbery with flower borders, spacious lawn area and patio, access to the side.



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welcome to

Burnhope Road, Hartlepool

- 5 DOUBLE BEDROOMS
- 2 EN SUITE SHOWER ROOMS PLUS FAMILY BATHROOM
- 3 CAR DRIVEWAY
- DOUBLE GARAGE
- GAS CENTRAL HEATING BOILER FITTED WITHIN THE LAST YEAR & SERVICED BY BRITISH GAS

Tenure: Freehold EPC Rating: C

offers over

£400,000



Ground Floor



First Floor

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Property Ref:
HAR115858 - 0002

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manners & harrison



01429 261351



Hartlepool@mannersandharrison.co.uk



Shrewsbury House 129 York Road,
HARTLEPOOL, Durham, TS26 9DW



mannersandharrison.co.uk