



Church Lane, Middlesbrough TS5 7EQ

welcome to

Church Lane, Middlesbrough

Recently renovated to an exceptional standard throughout, this beautifully presented four-bedroom semi-detached home offers stylish and versatile living accommodation, perfect for modern family life.

Entrance Hall

Entered via UPVC double glazed door, stairs to first floor, access to downstairs WC, central heating radiator.

Downstairs W/C

Toilet, wash hand basin.

Lounge

11' 11" x 18' 9" (3.63m x 5.71m)

UPVC double glazed window to front, central heating radiator, TV point, telephone point, coved cornicing, ceiling rose.

Kitchen/Diner

16' 1" x 18' 9" (4.90m x 5.71m)

Range of wall and base units with complimentary working surfaces, UPVC double glazed window to side, sink and draining board with mixer tap, integral electric oven, four ring gas hob, extractor fan, access to integral dishwasher, UPVC double glazed patio doors leading to rear, archway leading to kitchen, central heating radiator, under stairs storage cupboard.

Landing

Staircase from hallway, spotlights, coved cornicing.

Bathroom

Wash hand basin with mixer tap, low level low flush WC, bath with mixer tap, UPVC double glazed window to side, double walk in shower, heated chrome towel rail.

Bedroom 1

10' 2" x 15' (3.10m x 4.57m)

UPVC double glazed window to front, central heating radiator, fitted wardrobes.

En-Suite

Wash hand basin, low level low flush WC, shower cubicle with rainfall shower head, extractor fan, heated chrome towel rail.

Bedroom 2

9' 10" x 12' 10" (3.00m x 3.91m)

UPVC double glazed window to rear, central heating radiator.

Bedroom 3

8' 8" x 10' 2" (2.64m x 3.10m)

UPVC double glazed window to rear, central heating radiator, coved cornicing.

Bedroom 4 2nd Floor

10' 9" x 16' (3.28m x 4.88m)

Storage in eaves, skylight window, electricity points.

Rear Garden

Turfed rear garden, patio seating area.

Front Garden

Driveway leading to garage.

Agents Note

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.





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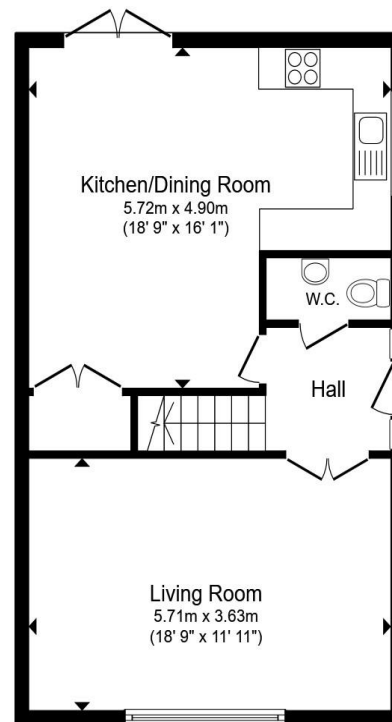
Church Lane, Middlesbrough

- EN SUITE TO MASTER BEDROOM
- GREAT FOR FAMILIES
- OPEN LOFT SPACE
- GROUND FLOOR WC/CLOAKROOM
- MULTIPLE CAR DRIVEWAY LEADING TO GARAGE

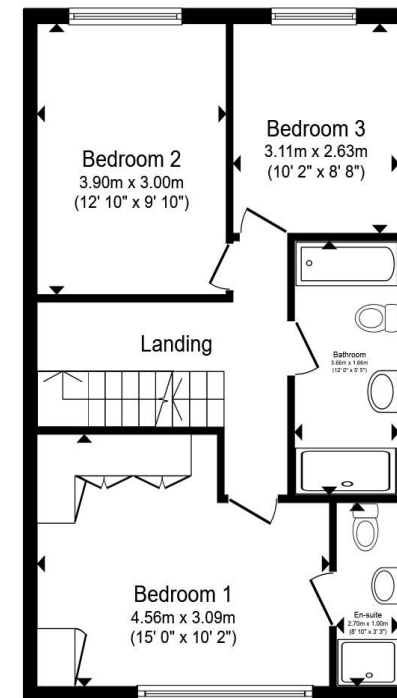
Tenure: Freehold EPC Rating: C

Council Tax Band: D

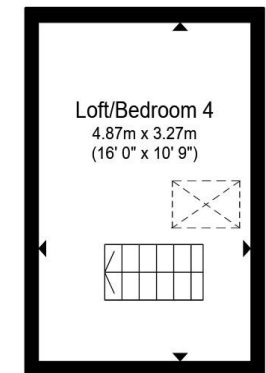
£330,000



Ground Floor



First Floor



Second Floor

Total floor area 125.4 m² (1,350 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io


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