



3 bed semi-detached house to buy in TS25

Ian Grove, Hartlepool , Hartlepool, Durham, TS25 3HP

£114,995 Offers Over

 x3  x1  x1

Tenure

Freehold

Property features

- ✓ Three Bedrooms Semi-Detached
- ✓ Driveway
- ✓ Front & Rear Garden
- ✓ Outhouse With Bar
- ✓ EPC Rating C

Driveway parking

Garden

Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: C
- ✓ Heating supply: Gas

Arrange a viewing

Nicola Rothwell
Assistant Manager
The Hub

0191 541 2141
thehub@pattinson.co.uk

- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

Pattinson Estate Agents welcome for sale this impressive three-bedroom semi-detached property situated on Ian Grove, Hartlepool.

The property briefly comprises: living room, kitchen are located on the ground floor. Three bedrooms, w/c and a shower room are located on the first floor.

Externally the property offers a driveway and a garden to the front elevation. Fully enclosed, well presented and low maintenance garden to the rear elevation.

With its desirable location, overall condition, and attractive features, this property is an excellent choice for those seeking a comfortable and well-equipped home. Don't miss the opportunity to make this property your own. For any further information or to book your internal viewing please call Pattinson on 0191 5412141

Council Tax Band: A

Tenure: Freehold

Price: Offers Over £114,995

Property Type: Semi-detached house

USPs: Garden

Parking: Driveway

Heating: Gas

External Front

Access via metal gate, driveway and grasses area to the front elevation



Living Room

Double glazed bay window to the front elevation, tv point, electric fire, radiator and laminate flooring.



Kitchen

UPVC door to the front elevation, range of wall and base units with work surfaces, sink and drainer unit, gas cooker, electric oven, plumbed for a washing machine, dryer, storage cupboard, radiator, tiled flooring and patio doors leading to the garden.



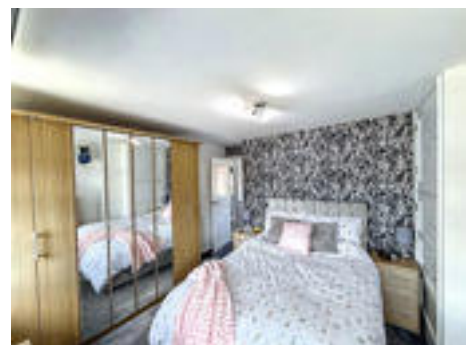
Landing

Double glazed window to the rear elevation, access to the loft, radiator and carpet.



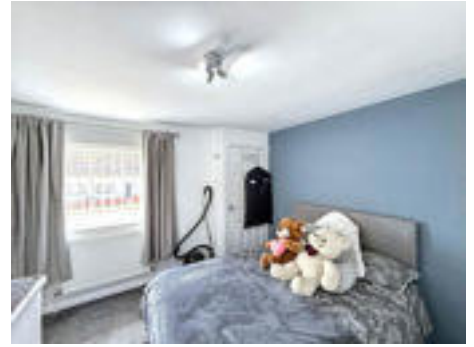
Bedroom 1

Double glazed window to the front elevation, storage cupboard, built in wardrobes, radiator and carpet.



Bedroom 2

Double glazed window to the front elevation, storage cupboard, radiator and carpet.



Bedroom 3

Double glazed window to the rear elevation, radiator and carpet.



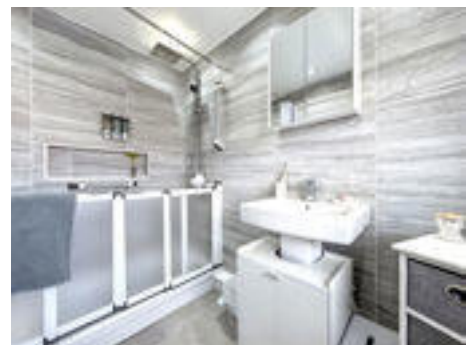
W/C

Double glazed windows to the rear elevation, low level w/c, tiled walls and laminate flooring



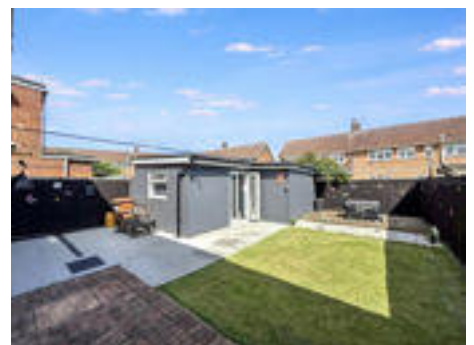
Shower Room

Double glazed windows to the rear elevation, two piece suite comprising; wash basin with stainless steel mixer tap, walk in shower with overhead shower, radiator, tiled walls and laminate flooring.



External Rear

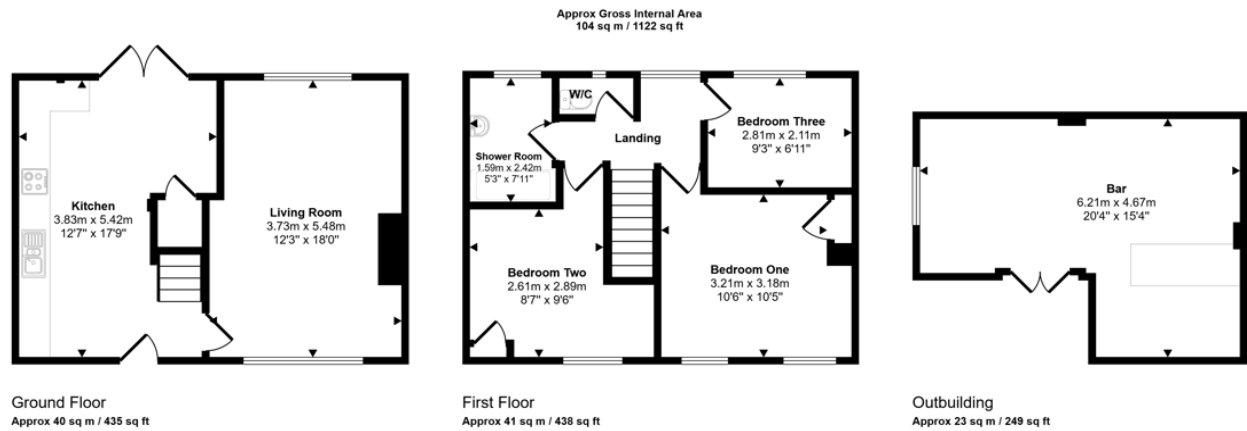
Fully enclosed, well presented and low maintenance garden to the rear elevation.



Outhouse

Double glazed window, bar, tv point, laminate flooring and patio doors.





This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		85
(69-80) C	74	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

Ian Grove, Hartlepool , Hartlepool, Durham, TS25 3HP

Contact your local branch today for more information on this property:

Level 2 Yoden Way, Peterlee, Durham, SR8 1BP, Tel: 0191 541 2141, thehub@pattinson.co.uk, www.pattinson.co.uk

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