


## 4 bed detached house to buy in

Laycock Way, Hartlepool, Hartlepool, Durham, TS26 0GE

# £265,000

x 4 x 2 x 1

Tenure

**Freehold**

Driveway & Garage parking

Garden

## Property features

- Four Bedrooms Detached
- Downstairs W/C
- Bedroom One With En-Suite
- Front & Rear Garden
- EPC Rating B

## Key Information

- Council Tax: Band D
- EPC Rating: B
- 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 four bedrooms detached property situated on Laycock Way, Hartlepool.

The property briefly comprises: hallway, living room, kitchen, dining area, utility and w/c are located on the ground floor. Four bedrooms, bedroom one with en-suite and family bathroom are located on the first floor.

Externally the property offers a garage and driveway with parking space 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: D

Tenure: Freehold

Price:  £265,000

Property Type: Detached House

USPs: Garden

Parking: Driveway & Garage

Heating: Gas

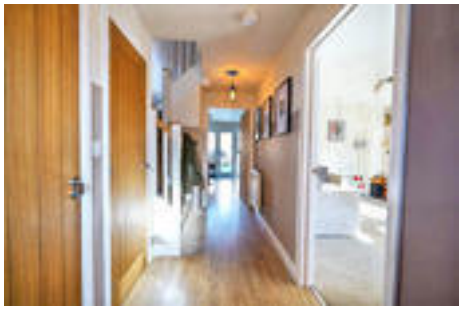
## External Front

Grassed garden, garage and a driveway to the front elevation.



## Hallway

Access via composite door, storage cupboard, radiator and LVT flooring.



## Living Room

Double glazed window to the front elevation, tv point, radiator and carpet.



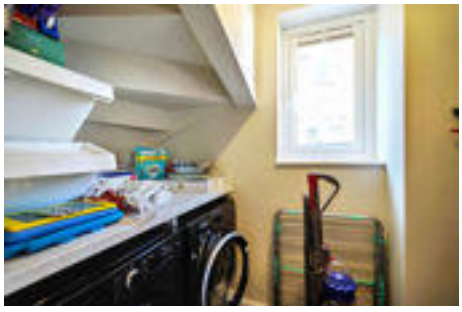
## Kitchen

Double glazed window to the rear elevation, range of wall and base units with work surfaces, splashbacks, sink and drainer unit, gas hob, oven, integrated fridge/freezer, dishwasher, radiator, LVT flooring and French doors leading to the garden.



## Utility Room

Double glazed window to the side elevation, plumed for a washing machine, tumble dryer and LVT flooring.



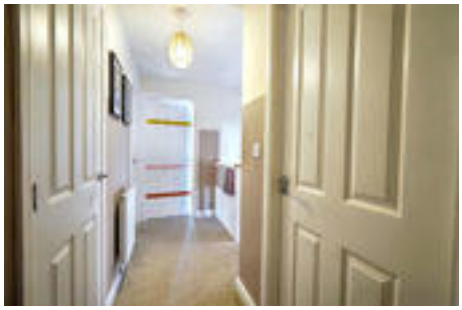
## W/C

Two piece suite comprising; low level w/c, wash basin with stainless steel mixer tap, radiator and LVT flooring.



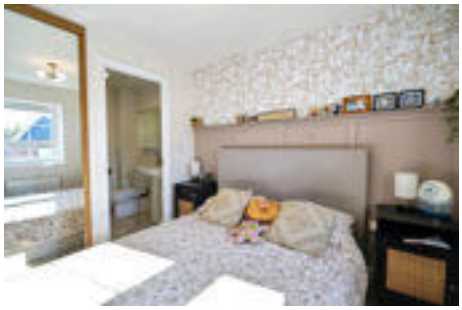
## Landing

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



## Bedroom 1

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



## En-suite

Three piece suite comprising; low level w/c, wash basin with stainless steel mixer tap, shower cubicle, radiator, partly tiled walls and vinyl flooring.



## Bedroom 2

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



## Bedroom 3

Double glazed window front elevation, radiator and carpet.



## Bedroom 4

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



## Bathroom

Double glazed windows to the side elevation, three piece suite comprising; low level w/c, wash basin with stainless steel mixer tap, bath with stainless steel mixer tap, radiator, partly tiled walls and vinyl flooring.

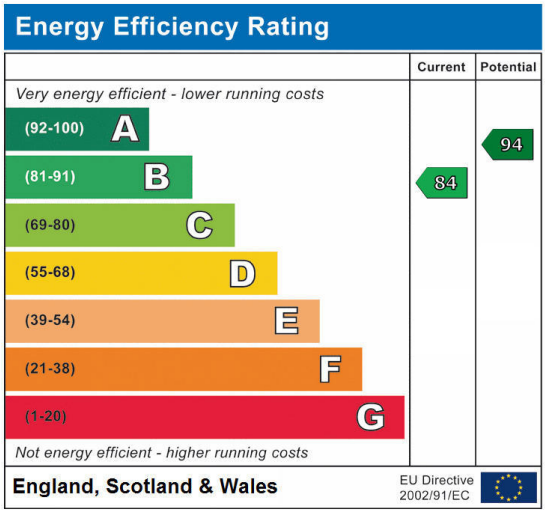


## External Rear

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








Laycock Way, Hartlepool, Hartlepool, Durham, TS26 0GE

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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