



3 Hay Close

Summerville Village, Stockton-On-Tees, TS19 8GR

Offers in excess of £160,000



An Exceptional Opportunity To Acquire A Luxuriously Semi-Detached Home, Positioned On A Highly Sought-After Modern Development. Constructed In 2021 & Benefiting From The Remaining Builder's Warranty, This Exquisite Property Seamlessly Blends Elegant Design With Everyday Practicality.



Full Description

Internally, The Residence Exudes Quality & Attention To Detail. From The Moment You Step Inside, You Are Welcomed By A Harmonious Palette Of Modern Tones & Bespoke, Complimentary High-End Finishes. The Heart Of The Home Is A Contemporary Kitchen & Dining Space, Ideal For Both Relaxed Family Living & Stylish Entertaining. A Thoughtfully Designed Ground Floor Bathroom Adds Flexibility To The Layout, While The Entire Property Has Been Maintained To The Highest Of Standards.

Upstairs, Two Beautifully Proportioned Bedrooms Provide Restful Retreats, Each Echoing The Home's Refined Aesthetic.

To The Rear, A Professionally Landscaped Garden Offers A True Sanctuary, Complete With Porcelain Tiled Paving— Perfect For Al Fresco Dining Or Tranquil Relaxation. The Block-Paved Driveway Ensures Convenient Off-road Parking & Complements The Home's Pristine Kerb Appeal.

Conveniently Located Within Close Proximity To North Tees Hospital, Reputable Schools, And Major Road Networks, This Home Is Ideally Positioned For Both Professionals & Families Seeking A Lifestyle Of Comfort, Convenience & Distinction.

Offers Invited At £165,000.

Location

Just North Of Summerville Village Is The Historic Town Of Stockton, County Durham, A Short Drive Away, With All Its Shopping, Pubs, Restaurants, Cafes, Hairdressers, Beauticians And Banks. Norton High Street, Home To Popular Eateries And Shops, Is Only 6 Minutes* Away. Extensive Retail Therapy And Entertainment Can Be Found At Teesside Park 15 Minutes* By Car.

Summerville Village Also Provides Easy Access To A177 And A19. Meaning Middlesbrough Is 16 Minutes* Away While Darlington Is 23 Minutes* And Durham 28 Minutes*.

For Families There Are A Number Of Excellent Schools In The Area.

Note

Please Find Attached Brochure With Material Information For Buyers.

Disclaimer

Although Issued In Good Faith, These Particulars Are Not Factual Representations And Are Not A Part Of Any Offer Or Contract. Prospective Buyers Should Independently Verify The Matters Mentioned In These Particulars. There Is No Authority For Harper & Co Estate Agents Limited Or Any Of Its Employees To Make Any Representations Or Warranties About This Property.

While We Try To Be As Accurate As Possible With Our Sales Particulars, They Are Only A General Overview Of The Property. If There Is Anything In Particular That Is Important To You, Please Contact The Office And We Will Be Happy To Check The Situation For You, Especially If You Are Considering Traveling A Significant Distance To View The Property. The Measurements Provided Are Only For Guidance, Thus They Must Be Regarded As Inaccurate. Please Be Aware That Harper & Co Have Not Tested Any Of The Services, Appliances, Or Equipment In This Property; As A Result, We Advise Prospective Buyers To Commission Their Own Surveys Or Service Reports Before Submitting A Final Offer To Purchase. Money Laundering Regulations:In Order To Avoid Any Delays In Finalising The Sale, Intending Buyers Will Be Required To Provide Identification Documentation At A Later Time. Please Cooperate With Us In This Process.Although Issued In Good Faith, These Particulars Are Not Factual Representations And Are Not A Part Of Any Offer Or Contract. Prospective Buyers Should Independently Verify The Matters Mentioned In These Particulars. There Is No Authority For Harper & Co Estate Agents Limited Or Any Of Its Employees To Make Any Representations Or Warranties About This Property.

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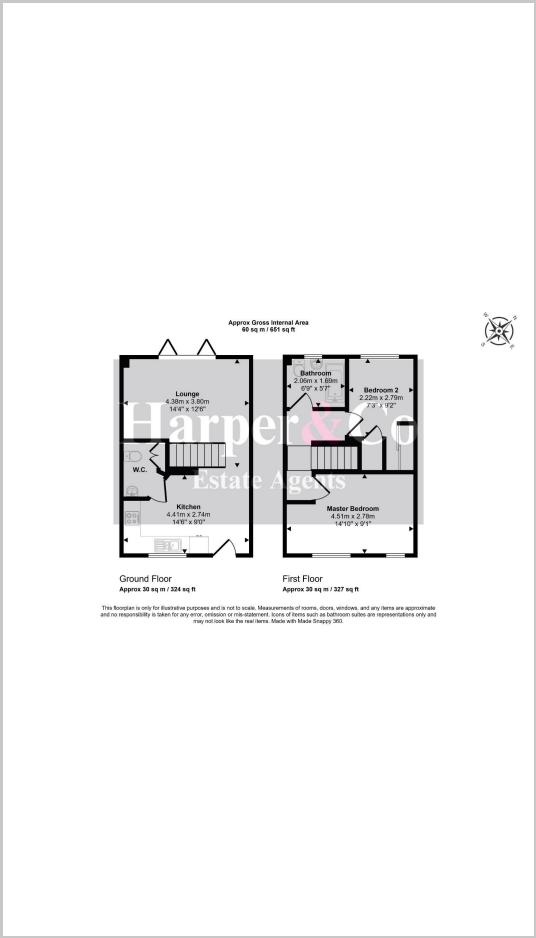
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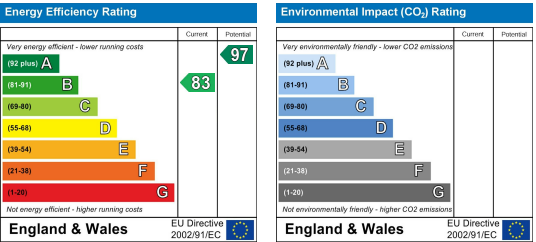
Area Map



Floor Plans



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.