

# Harper & Co

Estate Agents Ltd

<https://www.harperandcoestateagents.co.uk>



## Malton Drive

Bishopsgarth, Stockton-On-Tees, TS19 8TU

An Exceptional And Beautifully Presented Three Bedroom Family Home That Has Been Substantially Extended And Upgraded To An Outstanding Standard Throughout. Featuring A Stunning Open Plan Kitchen And Family Space, Stylish Lounge, Converted Garage Day Room, Luxury Bathrooms And A Private (Not Overlooked) West Facing Garden, This Property Offers Modern Living With High End Finishes In Every Room.

\* Watch Our Property Video On Facebook

\* Floor Plan And 360° Virtual Tour Available From Wednesday 11th March

\* The Seller Advises That The Property Has Been Tested For Shale And The Results Are Clear (Report Seen)

\* The Seller Also Advises That The Garage Foundations Have Been Designed To Support A Potential Second Storey Extension

**£220,000**

# Malton Drive

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- Beautifully Extended Three Bedroom Family Home With Luxury Finishes Throughout
- Converted Garage Day Room With Electric Door And Storage Space
- Luxury Ground Floor Shower Room With W.C And Separate Utility Area
- Driveway Parking With Concrete Pattern Imprint And Composite Door Entrance
- Stunning Open Plan Kitchen Dining And Family Living Space With Sky Lanterns
- Contemporary Quartz Kitchen With Integrated Appliances And Skylight
- Fully Tiled Family Bathroom With Jacuzzi Bath And Shower
- Stylish Lounge With Feature Wall And Double Doors To Family Area
- Full Width Rear Extension With Bi-Fold Doors And Skylights
- Private West Facing Garden With Porcelain Patio & Summer House

## Full Description

## Location

## Note

## Disclaimer

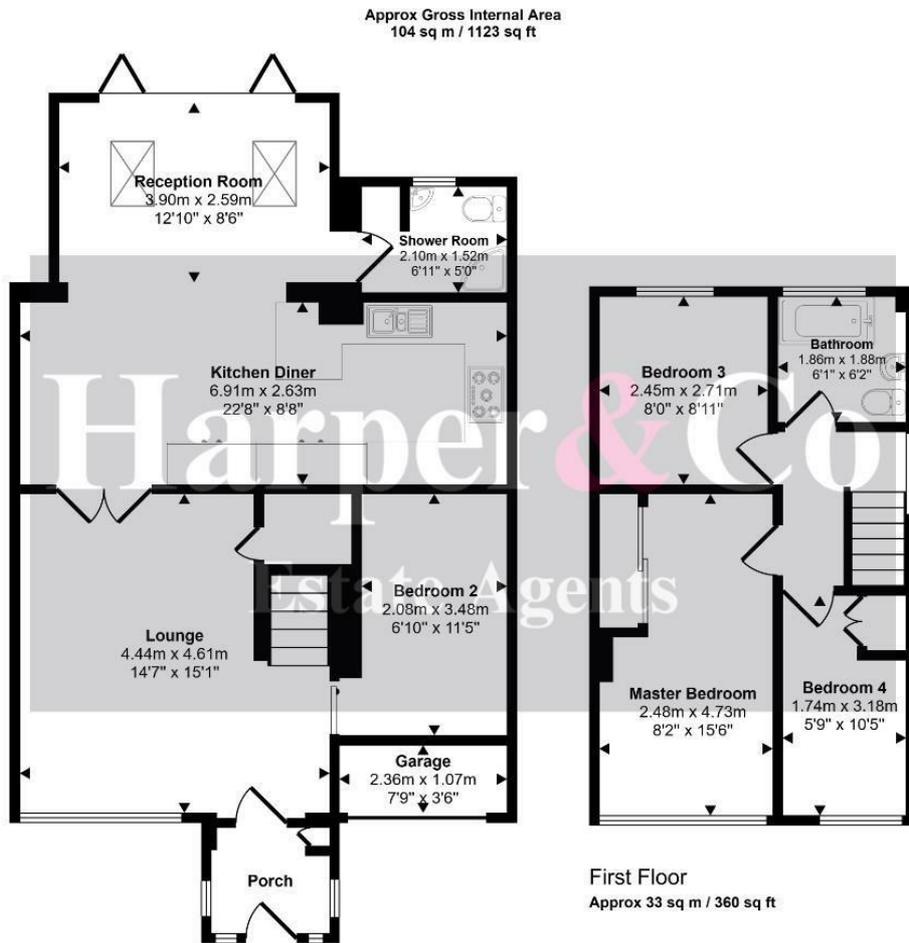
## Money Laundering Notice



## Directions



# Floor Plan



**Ground Floor**  
Approx 71 sq m / 762 sq ft

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.

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 firm's employment has the authority to make or give any representation or warranty in respect of the property.

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

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO <sub>2</sub> emissions			
England & Wales		EU Directive 2002/91/EC	