



13 Maureen Avenue

Blackhall Colliery, Hartlepool, TS27 4JF

By Auction £80,500



*** FLEXIBLE AUCTION FEES AVAILABLE *** FOR SALE VIA AUCTION. Terms apply.

2025-09-15 14:00

For sale via the modern method of auction * LEGAL PACK AVAILABLE ON REQUEST*

Welcome to Maureen Avenue, Blackhall Rocks - a charming property that is sure to capture your heart! This rare gem is a large 3-bedroom bungalow, boasting stunning views that will leave you in awe. Situated in the picturesque Blackhall Rocks, this property offers a unique opportunity to enjoy the beauty of the surroundings.

One of the standout features of this property is its extension, providing you with even more space to make it your own. Imagine the possibilities that come with this extra room - a cozy reading nook, a bright home office, or a



The internal layout comprises:

Entrance vestibule, extended large lounge with dining area and staircase,

Well equipped kitchen with base, wall and drawer units and space for appliances, uPVC double glazed windows & patio door.

Bedrooms 1 & 2 both are double in size and have double glazed windows.

The family bathroom/Wc is fitted with a 4 piece white suite comprising of: bath, shower cubicle, sink with vanity unit, low level WC.

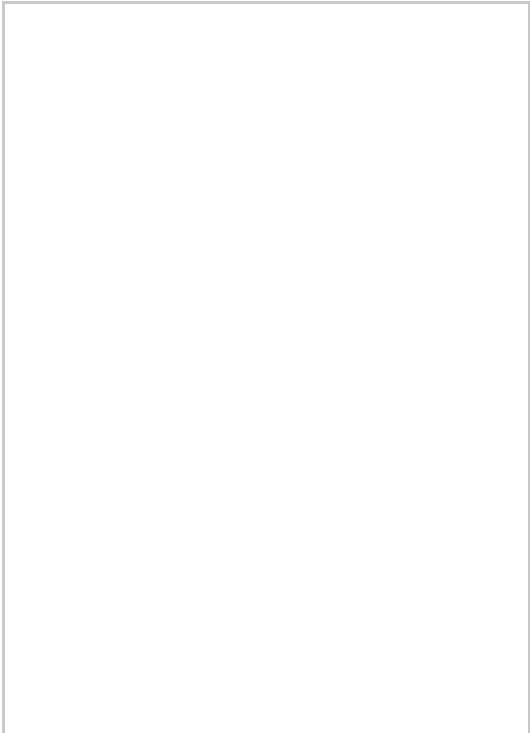
To the first floor is a large double bedroom with charming views to the front aspect, in addition to a large office area with additional storage and sauna room.

Externally to the front is a mature garden laid to lawn with wrap around walk way to the courtyard style yard.

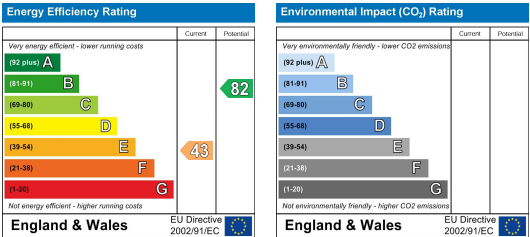
Area Map



Floor Plan



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.