



## 82 Percy Street

, Hartlepool, TS26 0HT

**£149,000**



Igomove take pride in listing this three bedroomed semi detached property with large loft room situated in a popular residential area, it offers a host of desirable elements including; three well proportion bedrooms, spacious loft room, good size family bathroom, rear aspect lounge, delightful dining room, well equipped kitchen, entrance hallway, on street parking, gardens, UPVC double glazing, gas central heating via recently fitted boiler, superb decor, fitted blinds, freehold.



Attractive facade with walled garden, front door into;

Entrance hallway with stairs to the first floor accommodation, laminate flooring, neutral decor, decorative coving.

Delightful dining room with bay window to the front elevation, laminate flooring, bespoke wall panelling lovely decor, contemporary chrome coal effect gas fire and doors which open up into;

Spacious lounge benefiting from French doors which open to the rear garden, feature fireplace with coal effect fire, stylish decor, picture rail, laminate flooring.

Well equipped kitchen fitted with an array of wall, drawer, larder and base cabinetry, complimentary surfaces, tiled backsplash, integrated oven, integrated gas hob, integrated extractor, sink with chrome mixer tap, integrated fridge freezer, plumbing for washing machine, half glazed side elevation access door, excellent decor.

To the first floor;

Bedroom one is a spacious rear aspect double, modern decor, fitted wardrobes.

Bedroom two is a further large double situated to the front of the property, pastel decor, fitted storage.

Bedroom three is a good size single with front elevation window, contemporary decor.

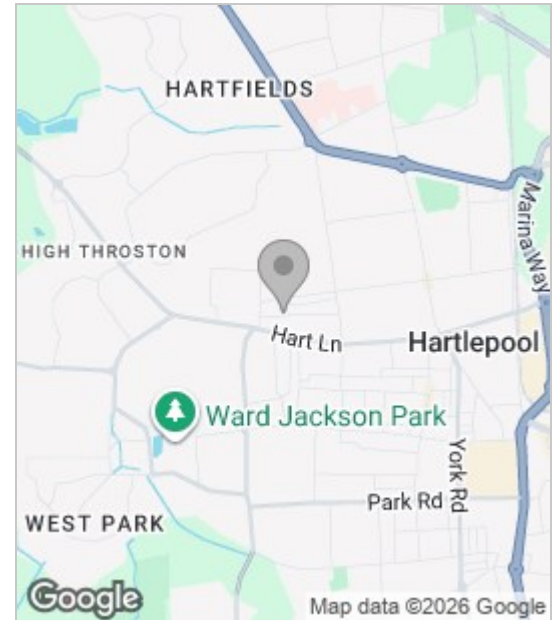
The newly tiled family bathroom comprises 'P' shaped bath, over bath shower and glass shower screen, close coupled WC and pedestal wash basin, stylish subway tiling, with fitted to storage cupboard, anthracite column radiator.

To the second floor, there is a large, fully converted loft room with stairs, vaulted ceiling, eaves storage, neutral decor and Velux window.

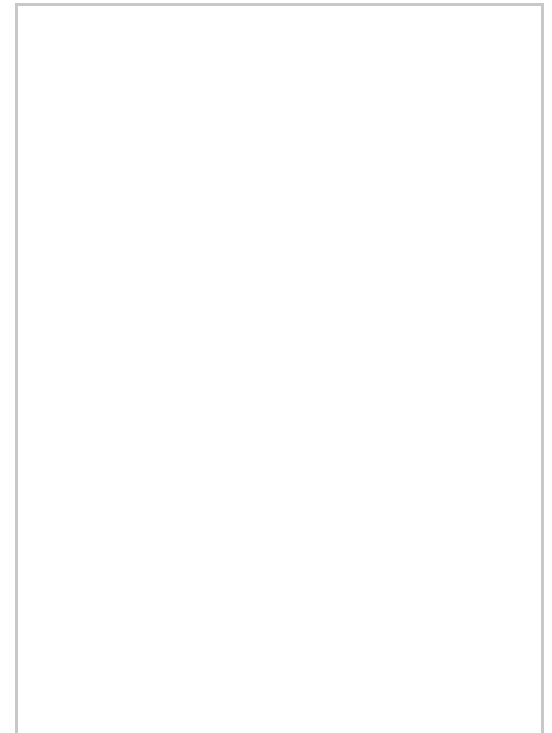
To the rear and enclosed garden laid to lawn with block paved patio area, mature hedging, established borders, and garden shed with electricity supply, side access.

This lovely home offers spacious accommodation in a popular residential location and Igomove encourage early viewing.

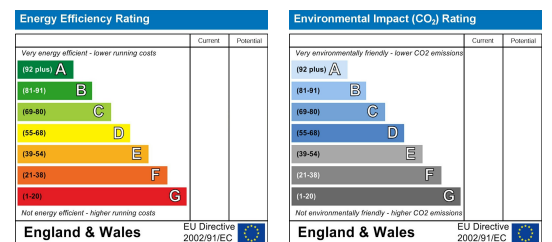
## Area Map



## Floor Plan



## Energy Efficiency Graph



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