



55 Hylton Road
 , Hartlepool, TS26 0AG

£515,000



Igomove take pride in presenting to the market this exceptional, greatly extended four bedroom detached property located in the desirable West Park area of Hartlepool, this outstanding property offers several key desirable attributes which include; for well appointed bedrooms (master having ensuite facilities), excellent main bathroom, superb rear garden/sitting room, delightful lounge, recently fitted open concept kitchen diner, useful utility room, stylish study, capacious entrance hallway, guest cloakroom, garage, 4/5 vehicle driveway, sizable gardens, UPVC double glazing, gas central heating, super decor, oak interior doors, freehold.



Attractive front elevation, lawned garden, driveway for 4 to 5 vehicles to garage.

Front entrance door into sizable hallway with turned stairs to the first floor accommodation, under stairs storage, designer inspired column radiator, tasteful decor, tiled floor.

Study/ games room, located to the front of the property, superb decor, bespoke wall panelling.

Guest cloakroom comprising close coupled WC and pedestal wash basin, beautiful decor, tiled floor.

Delightful lounge of excellent proportions with bow window to the front elevation, contemporary decor, decorative coving, feature cast fire, column radiator, dual glazed doors to the rear sitting room.

Open concept dining kitchen recently fitted with an array of wall, base, larder and drawer cabinetry, wine rack, stylish work surfaces and backsplash, recessed lighting, over cabinet lighting, integrated oven, integrated induction hob, integrated extractor, integrated microwave, integrated wine cooler, integrated dishwasher, integrated fridge freezer, inset cast sink with chrome mixer tap, central breakfasting Island, storage cupboard, column radiator, custom built in seating, tiled flooring, ample dining space, semi open plan to;

Superb sitting room with views over the rear garden from huge picture windows to two elevations, feature wall, impeccable decor, door opening to the garden.

Utility room fitted with an array of contemporary cabinets, complimentary surfaces, with sink and chrome mixer tap, plumbing for washing machine and space for tumble dryer, space for American fridge freezer, and space to perform laundry duties, half glazed rear access door.

To the first floor landing there are windows bringing in natural light, fitted storage cupboard.

Master double bedroom with rear elevation window and access to;

En suite bathroom comprises freestanding contemporary bath, freestanding floor mounted taps with shower head, oversized shower enclosure, close coupled WC, vanity wash basin, recessed spotlights, beautiful marble tiling, tiled floor.

Bedroom two is a good size double with rear elevation window and fitted wardrobes, stylish decor.

Bedroom three is further double situated to the rear, contemporary decor.

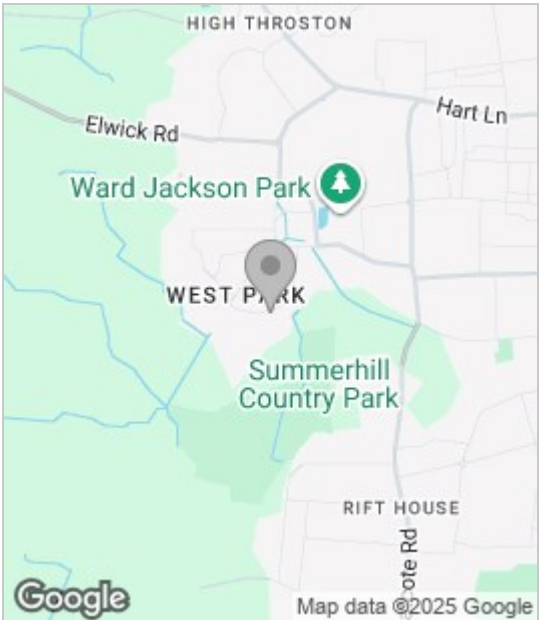
Bedroom four is a well proportioned double front aspect room with fitted wardrobes, superb decor.

Family bathroom comprising bath, over bath shower, close coupled WC and pedestal wash basin, complimentary tiling to walls and floor.

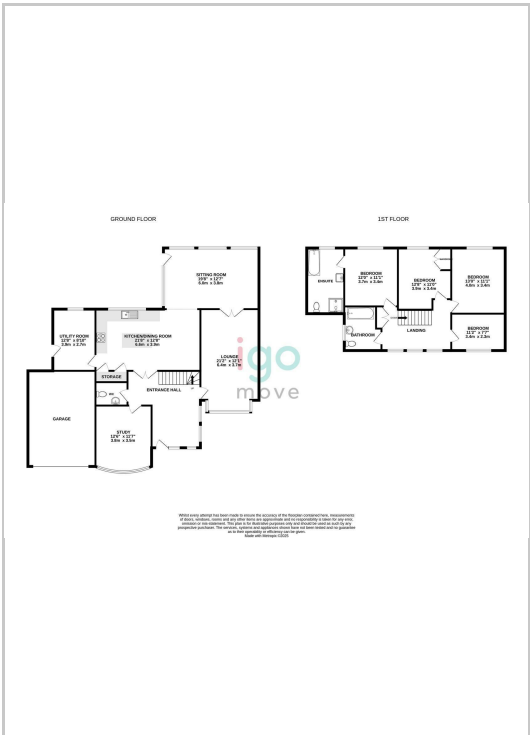
The enclosed huge garden of excellent proportions with lawn, established shrubbery, patio area, garden shed, fantastic bar area.

This extended home on a substantial plot is impeccably presented and most certainly deserves internal inspection, contact Igomove to view this impressive property.

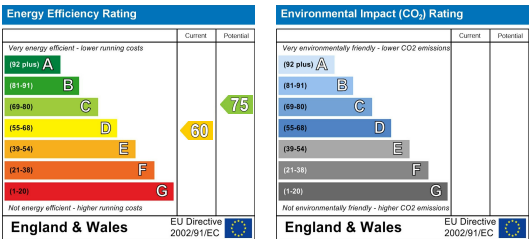
Area Map



Floor Plan



Energy Efficiency Graph



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