

22 Fens Crescent

, Hartlepool, TS25 2QL

£195,000

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Igomove are pleased to present this attractive, extended three-bedroom semi-detached property, ideally situated within easy reach of an abundance of local amenities, including a nearby shopping parade offering supermarkets, independent retailers and a variety of other shops, together with convenient access to local bus services and both primary and secondary schools. This delightful family home offers well-proportioned accommodation, neutrally presented throughout with fitted blinds, and an array of appealing features including; two double bedrooms, a further single bedroom, spacious lounge, separate dining room extending into a sunroom, fitted kitchen, contemporary family shower room, separate WC, full gas central heating and UPVC double glazing. Externally, the property enjoys a generous driveway providing off-street parking for approximately two to three vehicles, detached garage and a Mediterranean-style rear patio garden with established shrubbery.







To the front of the property is a generous driveway providing ample off-street parking, alongside a low-maintenance front garden featuring a mature tree, adding character to the approach. The driveway also provides access to the detached garage, whilst the main entrance opens into a useful porch.

The entrance hallway provides a welcoming introduction to the property, with a staircase leading to the first-floor accommodation and access to the ground-floor living areas.

The good-sized lounge offers comfortable and inviting living accommodation, featuring a bay window overlooking the front elevation, allowing an abundance of natural light to illuminate the room. With neutral decor and ample space for a variety of seating arrangements and additional furnishings, a feature fireplace creates an attractive focal point, whilst the room provides an ideal setting for relaxation and everyday family living.

The separate dining room provides generous space for a family dining table and chairs, with the accommodation extending into an additional sunroom, creating a versatile and welcoming reception area. This extended space is ideal for informal seating, entertaining or simply enjoying views over the rear garden, with sliding doors opening directly onto the outdoor patio area.

The kitchen is neutrally presented and fitted with a selection of wall, base and drawer cabinetry, complemented by attractive work surfaces and tiled splashbacks. Integrated appliances include an oven, ceramic hob and extractor, whilst a one-and-a-half bowl sink with chrome mixer tap and additional space for appliances complete the practical arrangement. Offering ample storage and preparation facilities, this well-appointed kitchen is perfectly suited to everyday family living.

To the first floor is a landing benefiting from a fitted storage cupboard and a window overlooking the side elevation, allowing natural light to illuminate the space and providing access to three bedrooms, the family shower room and separate WC.

Bedroom one is a generously proportioned double bedroom situated to the front of the property, featuring neutral decor and offering comfortable accommodation with ample space for bedroom furnishings.

Bedroom two is another good-sized double bedroom, located to the rear of the property and benefiting from fitted mirrored wardrobes providing excellent storage. Presented with tasteful neutral decor, this attractive bedroom offers additional space for freestanding furniture.

Bedroom three is a well-presented single bedroom situated to the front of the property, incorporating fitted wardrobes and neutral decorative finishes, offering versatile accommodation suitable for a child's bedroom, guest room or home office.

The contemporary family shower room is fitted with a shower enclosure and pedestal wash basin, complemented by stylish modern wall panelling in place of traditional tiling and practical anti-slip flooring, creating an attractive and easy-to-maintain space.

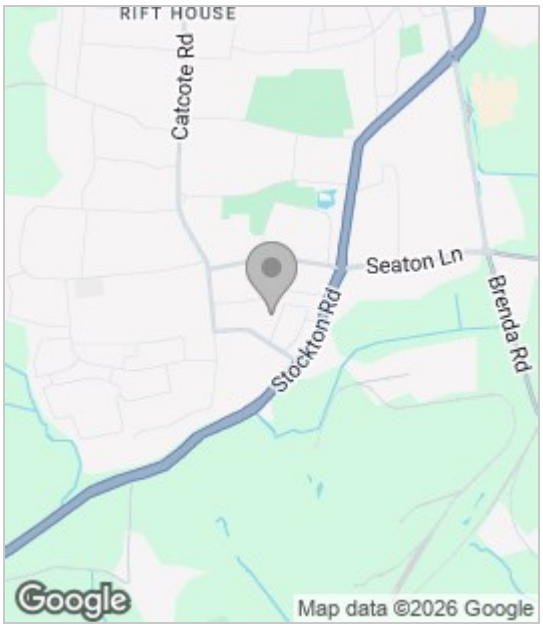
A separate WC provides additional convenience for family living.

Externally, the property enjoys a delightful Mediterranean-style rear patio garden, thoughtfully arranged for low-maintenance outdoor living. Featuring an attractive paved patio area surrounded by established shrubbery, this charming outdoor space offers an inviting setting for relaxation, entertaining and alfresco dining, without the upkeep of a traditional lawn.

To the front, the generous driveway provides off-street parking for approximately two to three vehicles, complemented by a low-maintenance garden with a mature tree, whilst the detached garage offers additional parking or useful storage facilities.

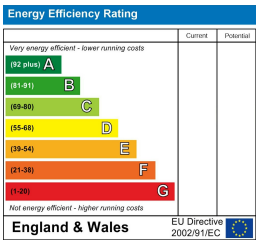
Don't delay, contact Igomove today to arrange your viewing.

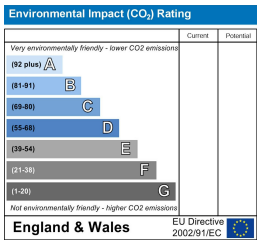
Area Map



Floor Plan

Energy Efficiency Graph





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