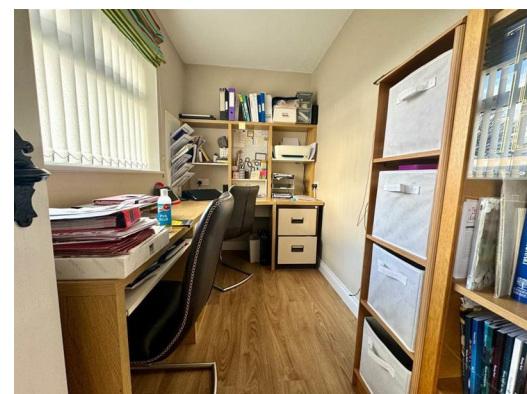


KINGS

Local Experts, National Coverage



Redcar

Extended 2/3 bedroomed bungalow, ideally situated on generous plot, on the ever popular Ings Farm estate within easy reach of local shops and transport links. Offering spacious living accommodation with kitchen/diner, en-suite to master bedroom, loft/guest room, front, side and rear gardens with summer house along with double driveway and detached garage.

£220,000

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(81-91) A		
(61-80) B		
(41-60) C		
(21-40) D		
(9-20) E		
(1-8) F		
(0) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

35 Castle Road

| Redcar | TS10 2NL

Entrance Hall

uPVC double glazed door, front access, laminate flooring leads to Study and Kitchen/Diner.

Study

11'3" x 6'3" (3.43m x 1.92m)

uPVC double glazed window, front aspect, laminate flooring, radiator.

Kitchen/Diner

14'4" x 12'2" (4.38m x 3.72m)

uPVC double glazed window, side aspect, range of wall, floor and drawer units, integrated double electric oven and halogen hob, glass splashback and overhead extractor hood, laminate flooring, radiator, door into Utility Room and Lounge, uPVC door, side access onto Driveway.

Utility Room

6'6" x 5'8" (2m x 1.74m)

uPVC double glazed window, side aspect, wall unit, plumbing for washing machine.

Lounge

12'10" x 13'10" (3.92m x 4.22m)

uPVC double glazed window, front aspect, feature fireplace incorporating living flame effect fire, decorative coving, radiator, door into Inner Hallway.

Inner Hallway

Leads to Lounge, Bedrooms, Bathroom and Staircase.

Bedroom One

11'10" x 11'10" (3.62m x 3.62m)

uPVC double glazed window, rear aspect, fitted wardrobes, storage cupboard, radiator, door to En-Suite.

En-Suite

uPVC double glazed window, side aspect, low level W/c, wash hand basin, walk in shower, part tiled surround.

Bedroom Two

10'2" x 9'7" (3.1m x 2.93m)

uPVC double glazed window, rear aspect, fitted wardrobes, radiator.

Bathroom

uPVC double glazed frosted window, low level W/c, pedestal wash hand basin, panelled bath with overhead shower, chrome heated towel rail, part tiled surround.

Loft Room

26'9" x 12'11" (8.16m x 3.95m)

Velux window, Velux window, rear aspect, built in cupboards, rear aspect, built in cupboards.

Front Garden

Mainly laid to lawn.

Side & Rear Gardens

Paved patio leading from house, then laid to lawn, bordered with shrubs, leads to Summer House.

Summer House

10'2" x 9'8" (3.12m x 2.95m)

With uPVC double glazed French doors.

Driveway

Double block paved driveway.

Garage

Single detached Garage with roller shutter door.

Council Tax

B

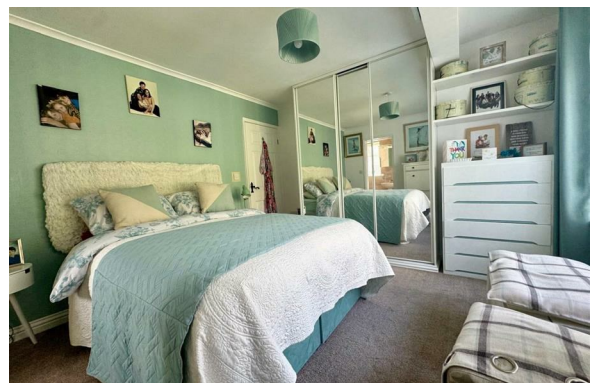
Agents Notes

Services: All descriptions of any appliances of service should not be relied upon that there are in good working order. The buyer should obtain verification from their solicitor or other qualified person before entering into any commitment on the property.

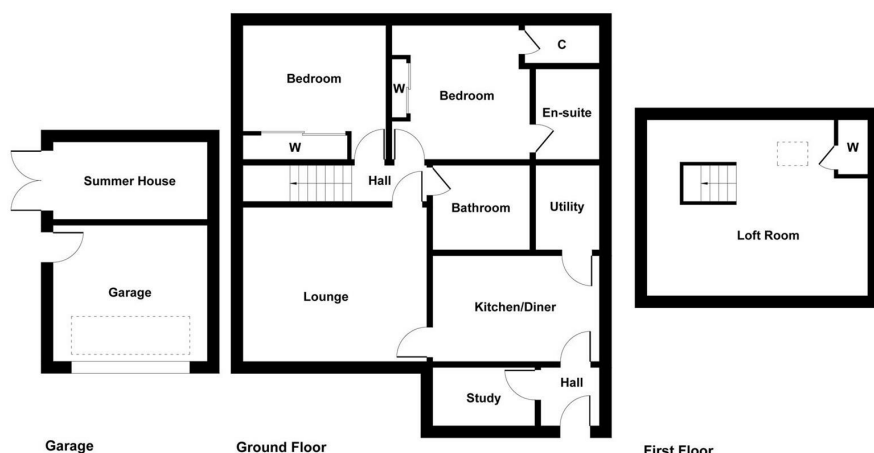
Measurements: All measurements are approximate and should not be relied upon. Should you require more accurate measurements this can be arranged through our office.

Description: Dimensions, descriptions, necessary permission and other details are given without responsibility any intending purchaser must satisfy themselves by inspection or otherwise as to the accuracy of them.

No person in the employment of kings estate agents has an authority to make or give representation or warranty in relation to this property.



Castle Road, Redcar



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