



Maxwell Road, TS25 3QJ
3 Bed - House - Mid Terrace
£110,000

Council Tax Band: A
EPC Rating: D

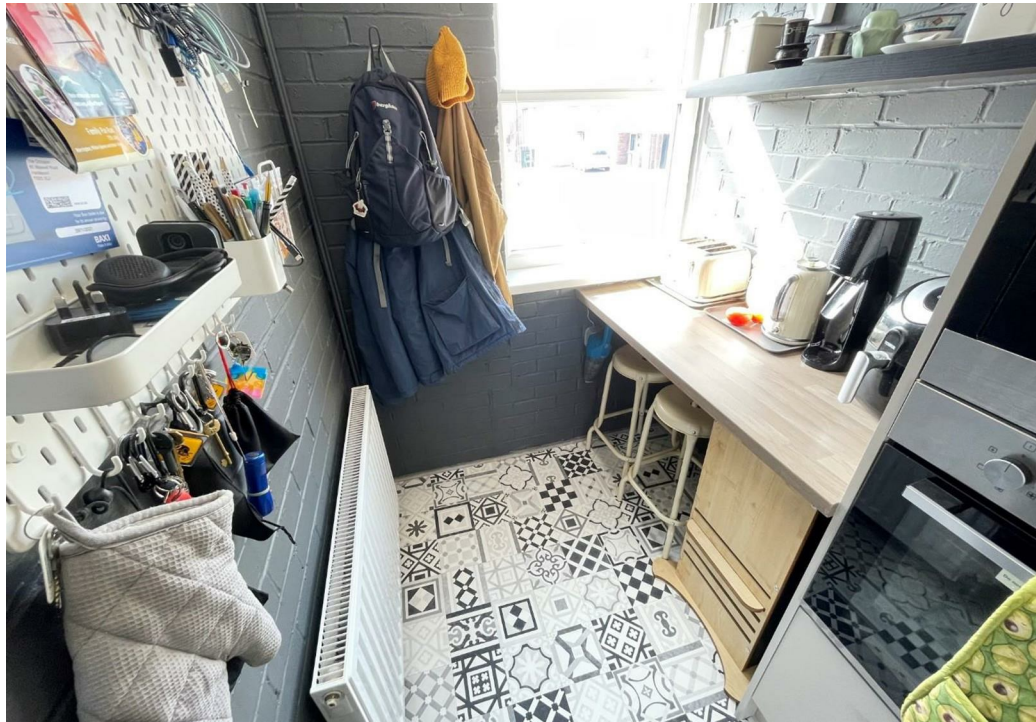
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Maxwell Road Hartlepool, TS25 3QJ

*** LOCATED ADJACENT TO THE FENS ESTATE *** VIEWING RECOMMENDED ***
RECENTLY UPGRADED *** A most impressive three bedroom terraced property offering spacious accommodation ideal for a variety of buyers. The home occupies a slightly elevated position on Maxwell Road linking directly onto Mowbray Road in the Fens Estate. The accommodation had been upgraded throughout and features an impressive kitchen and modern bathroom, whilst further benefitting from replacement uPVC double glazing, gas central heating and full rewire (November 2018). The recent addition of a block paved driveway to the front further enhances the property with off road parking. The internal layout comprises: entrance hall with stairs to the first floor and access to a spacious through lounge/dining room that includes a modern fire surround with electric fire and French doors to the rear garden. The kitchen incorporates fitted units to base and wall level and includes a built-in oven, microwave, hob and extractor. To the first floor are three good sized bedrooms and the modern family bathroom with separate WC. Externally are gardens which should prove to be low maintenance, with the rear garden benefitting from a block paved patio and lawned areas. Local schools and amenities are within walking distance of the property.











GROUND FLOOR

ENTRANCE HALL

Accessed via double glazed composite entrance door with uPVC double glazed side screen, stairs to the first floor, fitted carpet, convactor radiator, access to:

THROUGH LOUNGE/DINING ROOM

A spacious through lounge/dining room which enjoys a good degree of natural light with uPVC double glazed window to the front aspect and uPVC double glazed French doors which open to the rear garden, fitted with an attractive feature fire surround with 'pebble' effect electric fire, fitted carpet, coving to ceiling, television point, two convactor radiators.

KITCHEN/BREAKFAST ROOM

Refitted with a beautiful range of units to base and wall level with brushed stainless steel handles and complementing roll-top work surfaces with matching splashback incorporating an inset single drainer ceramic sink with chrome mixer tap, built-in electric oven with matching microwave above, separate four ring gas hob with illuminated three speed 'chimney' style extractor hood over, clear glass splashback, three drawer unit below hob, recess for washing machine, space for free standing fridge/freezer, concealed Baxi gas central heating boiler, breakfast bar area, two uPVC double glazed windows to the rear aspect, additional uPVC double glazed window to the front aspect, door to the rear garden, useful under stairs storage cupboard, modern laminate flooring, inset spotlighting to ceiling, convactor radiator.

FIRST FLOOR

LANDING

uPVC double glazed window overlooking the rear garden, fitted carpet, convactor radiator, hatch to loft space.

BEDROOM ONE

A good sized master bedroom with uPVC double glazed window to the front aspect, fitted carpet, coved ceiling, convactor radiator.

BEDROOM TWO

A good sized second bedroom with uPVC double glazed window to the front aspect, fitted carpet, convactor radiator.

BEDROOM THREE

uPVC double glazed window to the rear aspect, fitted carpet, convactor radiator.

FAMILY BATHROOM

Fitted with a two piece white suite comprising: panelled bath with chrome dual taps, shower over with separate attachment, pedestal wash hand basin with chrome dual taps, tiling to splashback, chrome heated towel radiator, laminate flooring, uPVC double glazed window to the rear aspect, fitted extractor fan.

SEPARATE WC

Fitted with a low level WC in white with laminate flooring, uPVC double glazed window to the rear aspect.

OUTSIDE

The property features a low maintenance front which has been block paved to provide useful off road parking. The enclosed rear garden incorporates lawn and block paved areas with fenced boundaries.

NB

Floorplans and title plans are for illustrative purposes only. All measurements, walls, doors, window fittings and appliances, their sizes and locations, are approximate only. They cannot be regarded as being a representation by the seller, nor their agent.

TENURE

We are led to believe that this property is FREEHOLD. This will be confirmed with solicitors once a sale has been agreed.

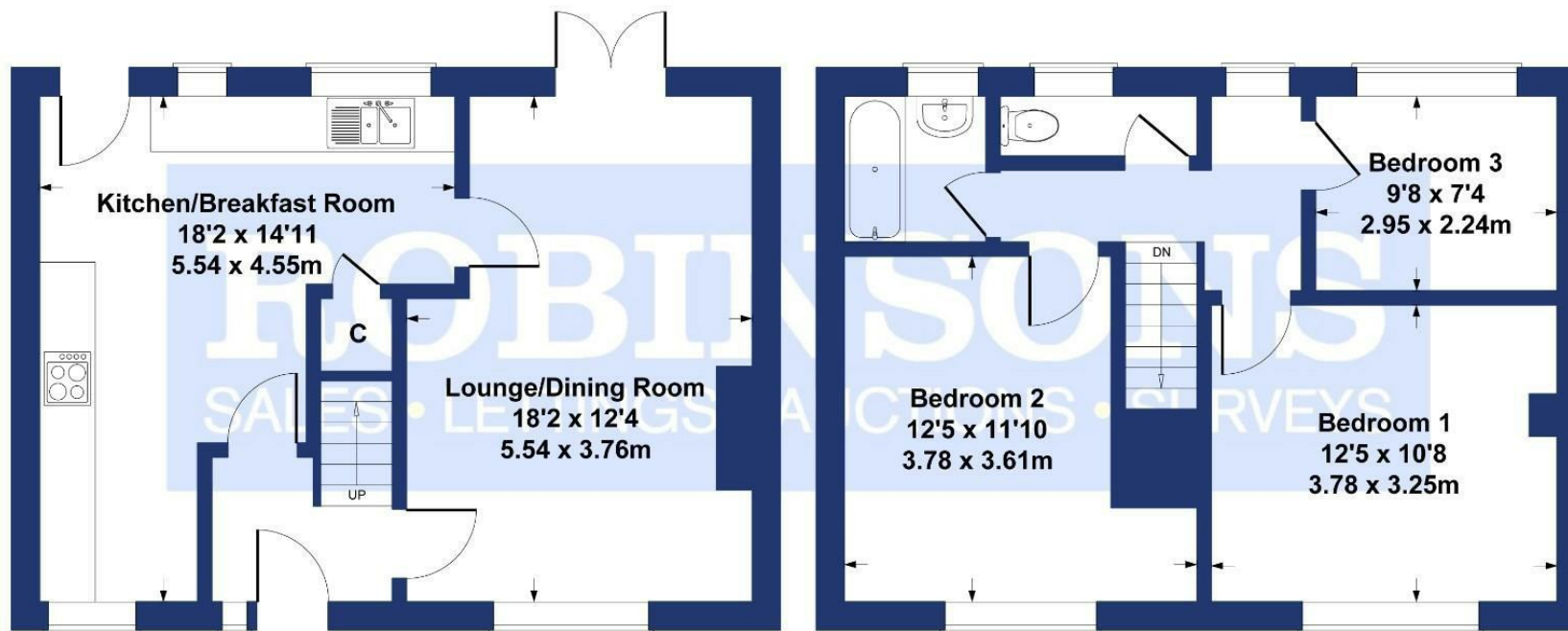




Maxwell Road

Approximate Gross Internal Area
930 sq ft - 86 sq m

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		86
(69-80) C		
(55-68) D	58	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC



GROUND FLOOR

FIRST FLOOR

SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY

All measurements walls, doors, windows, fittings and appliances, their sizes and locations, are approximate only. They cannot be regarded as being a representation by the seller, nor their agent.

Produced by Potterplans Ltd. 2019

For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings, if there are important matters which are likely to affect your decision to buy, please contact us before viewing the property. Robinsons can recommend financial services, surveying and conveyancing services to sellers and buyers. Robinsons staff may benefit from referral incentives relating to these services.

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