Saffron Walk, Seaton Carew, TS25 1AE
3 Bed - House - End Terrace
£129,950

EPC Rating: D
Tenure: Freehold
Council Tax Band: B

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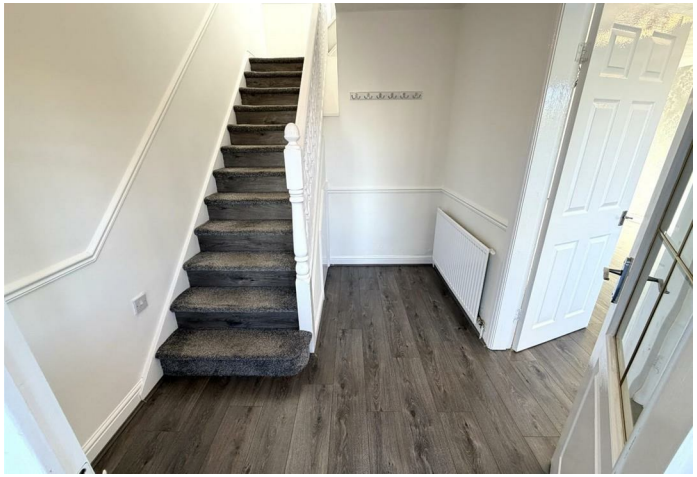
Saffron Walk
Seaton Carew Hartlepool TS25 1AE



*** NO CHAIN INVOLVED *** A recently improved and well presented THREE BEDROOM end terraced property, pleasantly positioned on Saffron Walk in a popular area of Seaton Carew, approximately 200 metres from the seafront. Offering modern, recently decorated accommodation throughout, the property has been further enhanced by the addition of a rear conservatory, creating valuable extra living space. Ideally suited to a first time buyer or young family, further benefits include gas central heating, uPVC double glazing and a south facing rear garden.

The accommodation briefly comprises: entrance porch with double doors opening into the hallway, with stairs rising to the first floor. A generous lounge/dining room provides a versatile space and leads through to the kitchen and conservatory, which enjoys an outlook over the rear garden. To the first floor are three bedrooms, comprising two doubles and a single, together with the family bathroom fitted with a three-piece white suite and chrome fittings.

Externally, the property features a low maintenance front garden, useful side access and an enclosed south facing rear garden. A single garage, providing additional parking or storage, is conveniently located in a nearby block adjacent to the property. Saffron Walk is situated just off Lawson Road, within easy reach of the seafront, local amenities and transport links. VIEWING RECOMMENDED.

GROUND FLOOR

ENTRANCE PORCH
4' x 5'10 (1.22m x 1.78m)
Accessed via uPVC double glazed entrance door with uPVC double glazed windows, part panelled walls with dado rail, glazed internal door through to the entrance hall.

ENTRANCE HALL
8'9 x 7'1 (2.67m x 2.16m)
Fitted with modern laminate flooring, spindled staircase to the first floor with newel post and under stairs storage, dado rail, single radiator, access to:

THROUGH LOUNGE/DINING ROOM
21'5 x 12'5 (6.53m x 3.78m)
A spacious through lounge/dining room which incorporates uPVC double glazed window to the front aspect, modern laminate flooring, coving to ceiling, two single radiators, double doors into the conservatory.

CONSERVATORY
9'11 x 8'7 (3.02m x 2.62m)
uPVC double glazed French doors to the rear garden, fitted carpet, television point, two single radiators.

KITCHEN
10'10 x 9'10 (3.30m x 3.00m)
Fitted with a modern range of units to base and wall level with contrasting work surfaces incorporating an inset single drainer stainless steel sink unit with mixer tap, built-in electric oven with four ring hob above and extractor hood over, panelling to splashback, recess for washing machine, space for free standing fridge/freezer, uPVC double glazed window to the rear aspect, uPVC double glazed door to the rear garden, panelling to ceiling, double radiator.

FIRST FLOOR

LANDING
Fitted carpet, hatch to loft space, access to bedrooms and bathroom.

BEDROOM ONE
11' x 11'8 (3.35m x 3.56m)
A good size master bedroom with uPVC double glazed window to the front aspect enjoying a distant sea view, newly fitted carpet, coving to ceiling, single radiator.

BEDROOM TWO
10' x 11'9 (3.05m x 3.58m)
uPVC double glazed window overlooking the rear garden, newly fitted carpet, dado rail, coving to ceiling, built-in storage cupboard, single radiator.

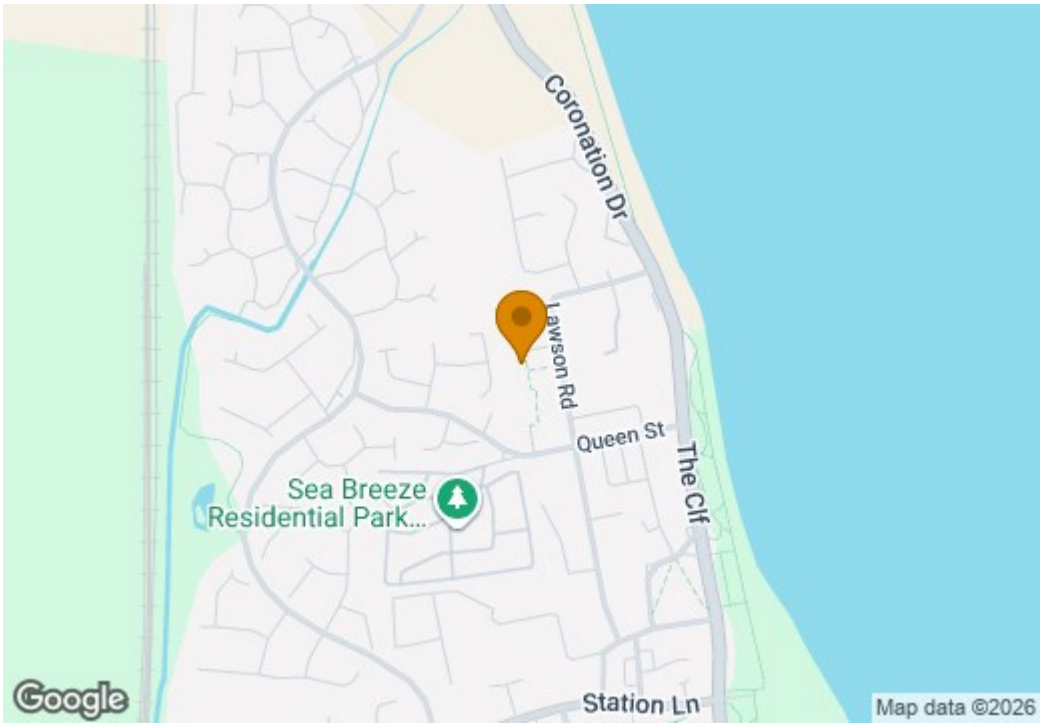
BEDROOM THREE
7'6 x 7'11 (2.29m x 2.41m)
uPVC double glazed window to the front aspect, again, enjoying a distant sea view, fitted carpet, coving to ceiling, single radiator.

FAMILY BATHROOM/WC
5'5 x 7'8 (1.65m x 2.34m)
Fitted with a three piece white suite comprising: panelled bath with mixer tap and electric shower over, pedestal wash hand basin with central mixer tap, low level WC, panelling to walls and ceiling, uPVC double glazed window to the rear aspect, convector radiator.

EXTERNALLY
The property occupies a pleasant set back position in the corner of Saffron Walk, with a low maintenance garden, gated access to the side and a south facing rear garden which features paved, lawn and decked areas, with fenced boundaries.

GARAGE
Located in a block adjacent to the property.

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.


Coronation Dr
Lawson Rd
Queen St
The Clf
Sea Breeze
Residential Park...
Station Ln
Google
Map data ©2026

Approximate total area(1)
912 ft²
84.7 m²

Reduced headroom
2 ft²
0.2 m²

(1) Excluding balconies and terraces

Reduced headroom
Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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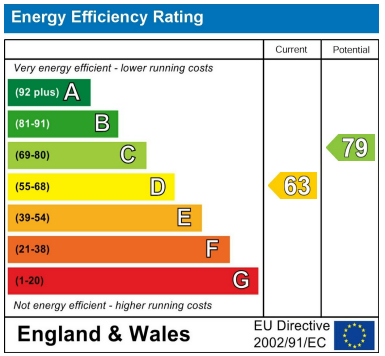

For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings, if there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

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