



Chester Road, TS24 8QL
3 Bed - House - Mid Terrace
£78,000

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

ROBINSONS
SALES • LETTINGS • AUCTIONS *Tees Valley*

Chester Road, TS24 8QL

A generously proportioned property that has been remodelled to now offer a versatile layout that will appeal to a variety of potential buyers. Well presented throughout and offered with NO FORWARD CHAIN early viewing is strongly recommended. The property also benefits from uPVC double glazing throughout and a recently refitted combi boiler.

The accommodation comprises of: entrance lobby, open plan lounge/dining area, study/bedroom three, downstairs WC, kitchen and rear lobby. The first floor has two good sized bedrooms and a modern family bathroom.

Externally is a palisade to the front, whilst to the rear is a yard with outhouse building and workshop.

Please contact Robinsons Tees Valley Hartlepool to arrange a viewing (in association with Smith & Friends).

GROUND FLOOR

ENTRANCE LOBBY

uPVC double glazed glass panelled door, radiator and staircase to first floor.

OPEN PLAN LOUNGE/DINING AREA

23' x 12'1 (7.01m x 3.68m)

uPVC double glazed bay window to front, open modern fireplace with log burning stove, tiled flooring, under stairs storage cupboard.

BEDROOM 3/STUDY

8' x 6'1 (2.44m x 1.85m)

uPVC double glazed window to the rear and radiator.

GROUND FLOOR WC

Low level WC and wash hand basin.

KITCHEN

12'1 x 6'1 (3.68m x 1.85m)

Fitted with a modern range of white wall, base and drawer units with stainless steel single circular style sink and drainer unit with mixer tap, stainless steel cooker hood, integrated electric oven with four ring gas hob and illuminating extractor, plumbing for washing machine, space for fridge and freezer, central heating boiler and radiator.

REAR LOBBY

FIRST FLOOR

LANDING

BEDROOM 1

12'1 x 10' max (3.68m x 3.05m max)

uPVC double glazed window to the front aspect, built-in wardrobe.

BEDROOM 2

UPVC double glazed window to the rear aspect, access leading to boarded loft and radiator.

FAMILY BATHROOM/WC

UPVC double glazed window to the rear aspect, modern white and chrome suite comprising: panelled bath with electric shower over, wash hand basin, low level WC, co-ordinated tiled walls and radiator.

EXTERNALLY

Palisade to the front, rear yard, outhouse building and workshop.

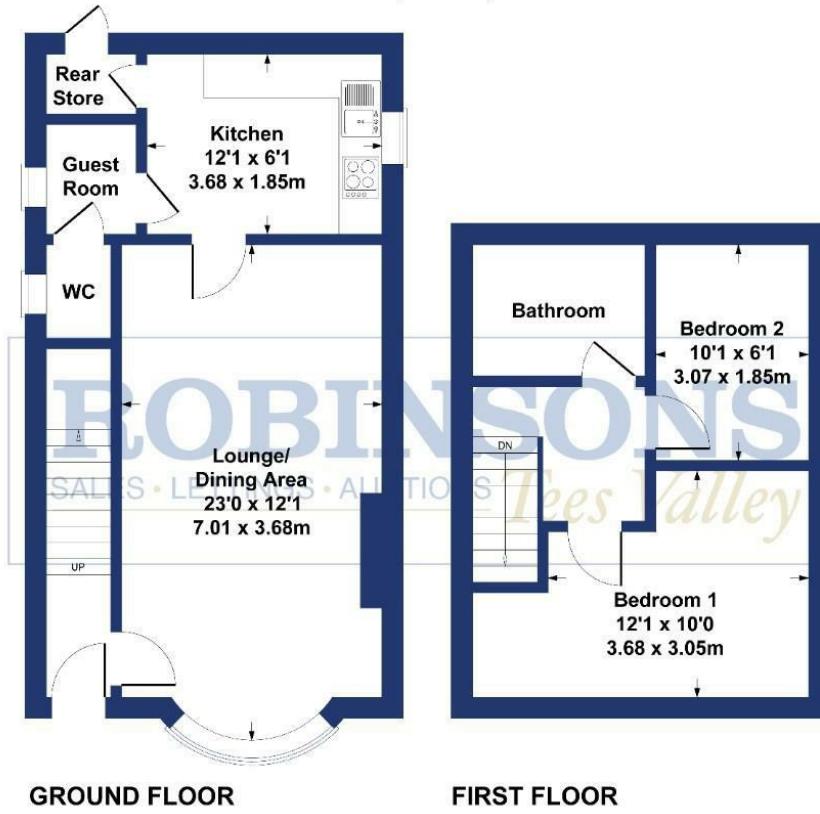
NB

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.



Chester Road

Approximate Gross Internal Area
803 sq ft - 75 sq m



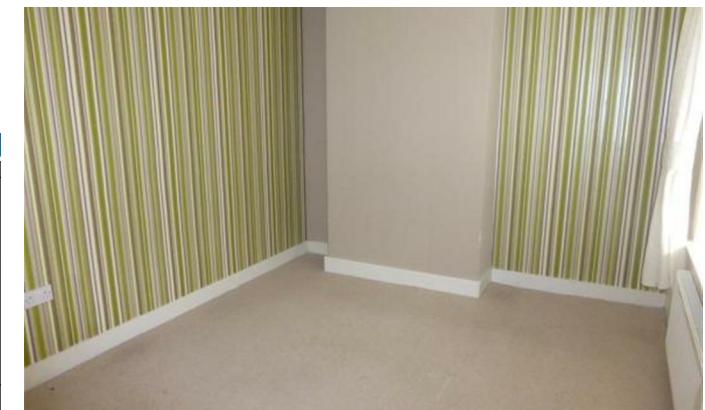
SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY

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Produced by Potterplans Ltd. 2022

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 Tees Valley can recommend financial services, surveying and conveyancing services to sellers and buyers. Robinsons Tees Valley staff may benefit from referral incentives relating to these services.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs (92 plus)		A	76
(81-91)		B	
(69-80)		C	
(55-68)		D	60
(39-54)		E	
(21-38)		F	
(1-20)		G	
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



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