Harvington Chase, Coulby Newham, TS8 0TR
3 Bed - House
£170,000

Council Tax Band: C
EPC Rating: C
Tenure: Freehold

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This well presented modern home has come to the market and is an ideal purchase for first-time buyers, growing families, or those looking for spacious accommodation arranged over three floors.

Upon entering, you are welcomed into a bright and inviting entrance hallway leading to a contemporary fitted kitchen. To the rear of the property is a spacious lounge, creating a sociable and comfortable living space, with French doors opening onto the generous rear garden, allowing plenty of natural light to flow through.

The first floor offers two bedrooms along with a modern family bathroom. Occupying the entire second floor is the impressive principal bedroom, complete with its own en-suite shower room, providing a private retreat away from the rest of the home.

Externally, the property benefits from a generous rear garden offering excellent potential to create a fantastic outdoor entertaining space. To the front, there is a driveway providing off-road parking and access to the garage.

Location: Situated within the popular Harvington Chase development, the property is conveniently located close to the Parkway Shopping Centre, a range of local shops, well-regarded schools, and regular bus routes, with excellent transport links to surrounding areas.

Entrance Hallway

Kitchen

Cloakroom

Lounge

Landing One

Bathroom

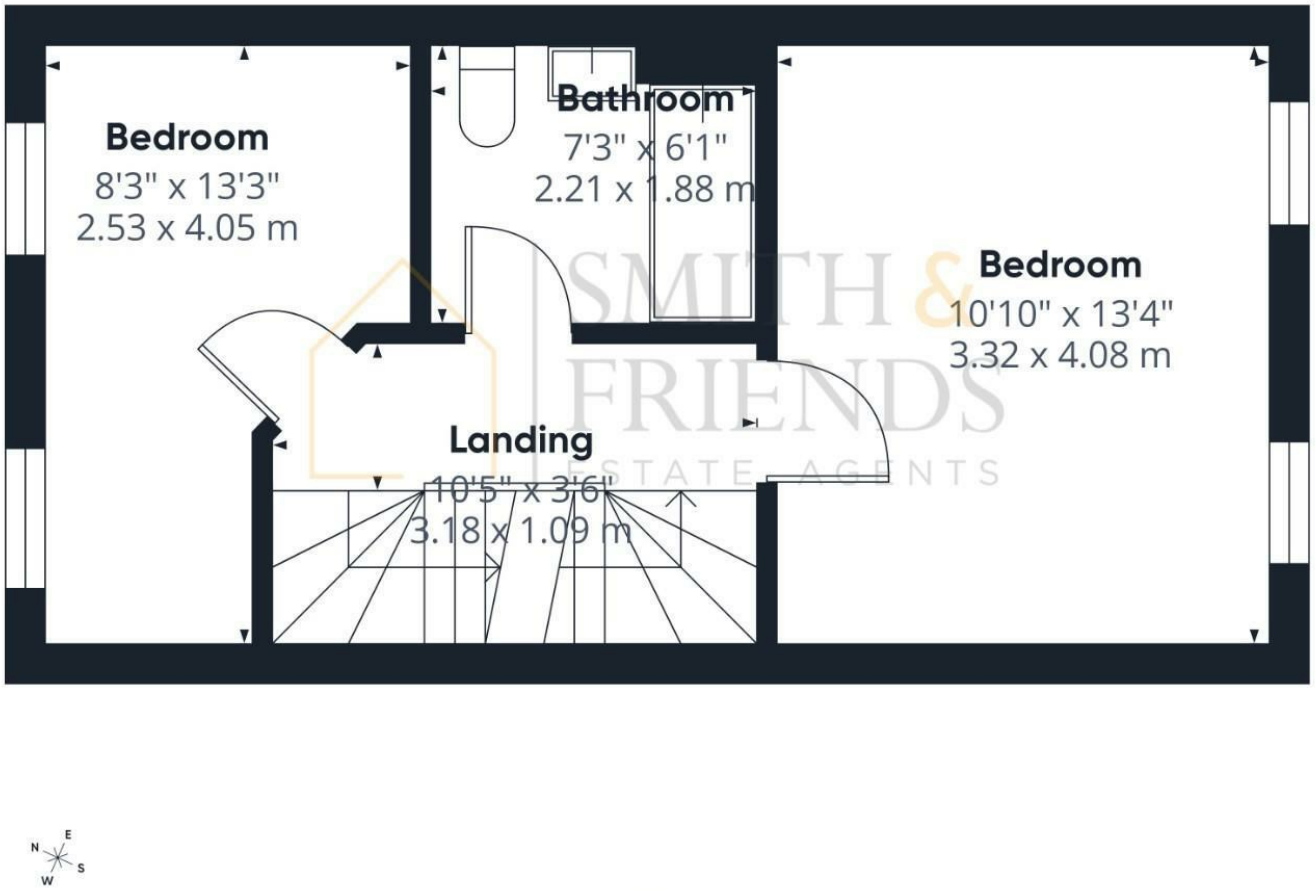
Bedroom

Bedroom

Landing Two

Bedroom

Ensuite



Floor 1

Approximate total area(1)
317 ft²
29.4 m²

(1) Excluding balconies and terraces

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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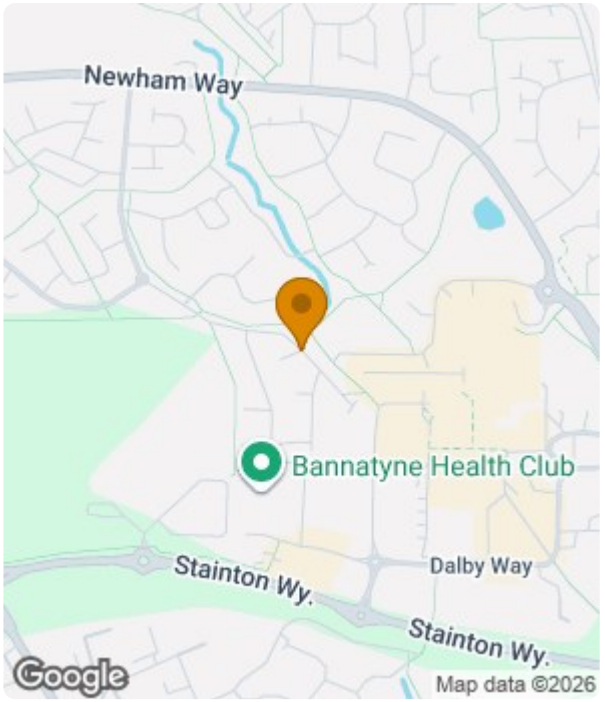

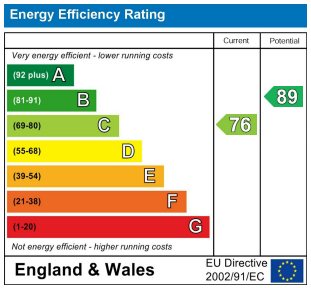

For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings, if there 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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