



This perfect three bedroom semi detached house sits in a quiet cul-de-sac off Mitchell Avenue adjacent to Thornaby Academy playing fields. The property would be an ideal first time buyer, investments or family purchase being close to shops and local amenities. The lounge is positioned to the rear of the property with double doors leading out to this great enclosed garden. The kitchen is modern, spacious and has the advantage of downstairs cloakroom. The upper level has three bedrooms and a modern bathroom with overhead shower facilities. There is no forward chain and comes to the market with vacant possession.

Easdale Court, Thornaby, Stockton-On-Tees, TS17 9BW
3 Bed - House - Semi-Detached
£140,000
EPC Rating: C
Council Tax Band: B
Tenure: Freehold



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Easdale Court, Stockton-On-Tees, TS17 9BW

ENTRANCE PORCH

6'8 x 3'8 (2.03m x 1.12m)

Via front door with radiator, laminate flooring and stairs to upper floor.

CLOAK/WC

3'2 x 4'8 (0.97m x 1.42m)

Wash hand basin, WC, laminate flooring, radiator, double glazed window to front aspect and boiler.

LOUNGE

11'6 x 14'9 (3.51m x 4.50m)

Double glazed window to rear aspect, double doors leading to rear garden, carpet flooring, radiator and cupboard.

KITCHEN

13'8 x 11'7 (4.17m x 3.53m)

Double glazed window to front aspect, laminate flooring, part tiling, wall and base units, gas hob and oven, sink and drainer, radiator and door leading to living room.

FIRST FLOOR

LANDING

8'6 x 6' (2.59m x 1.83m)

Carpet flooring and radiator.

BEDROOM 1

9'8 x 12'6 (2.95m x 3.81m)

Two double glazed windows to front aspect overlooking the school field, radiator, cupboard, modern fitted wardrobes and carpet flooring.

BEDROOM 2

9'9 x 8' (2.97m x 2.44m)

Double glazed window to rear aspect, carpet flooring and radiator.

BEDROOM 3

6'8 x 6'5 (2.03m x 1.96m)

Double glazed window to rear aspect, carpet flooring, radiator and access to loft.

BATHROOM/WC

5'5 x 8'5 (1.65m x 2.57m)

Bath with overhead shower, WC, vanity wash hand basin, double glazed window to side aspect, radiator and extractor fan.

OUTSIDE

To the front of the property there is a driveway providing off street parking. The rear garden is enclosed with borders laid to lawn in addition to a patio area.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		88
(81-91)	B		
(69-80)	C	72	
(55-68)	D		
(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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