Neath Court, TS17 5DN
3 Bed - House - Detached
Offers In Excess Of £255,000

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

SMITH & FRIENDS
ESTATE AGENTS

Neath Court
Ingleby Barwick TS17 5DN

Situated within the highly sought-after Roundhill area of Ingleby Barwick, this stunning larger than average three-bedroom detached home boasts exceptional kerb appeal, generous living space and quality finishes throughout, making it an ideal purchase for growing families.

The accommodation begins with a welcoming entrance leading into the spacious living room, featuring a beautiful bay window, a charming log burner and stylish Karndean flooring, which flows seamlessly through to the dining room. French doors open onto the private rear garden, creating an ideal space for family life and entertaining.

The modern high-gloss kitchen is fitted with integrated appliances and an induction hob, while the adjoining utility room provides additional storage and access to a convenient ground floor WC.

To the first floor are three genuine double bedrooms, including an impressive master bedroom with its own dressing room and contemporary en-suite shower room. A spacious, modern fully tiled family bathroom completes the first-floor accommodation.

Externally, the property continues to impress with a substantial patterned concrete driveway providing off-street parking for multiple vehicles, leading to a single garage with an electric roller door. The generous rear garden enjoys an excellent degree of privacy, is not overlooked and features a stylish porcelain patio alongside a well-maintained lawn, perfect for outdoor dining and relaxing.

Further benefits include a professionally installed and maintained CCTV and alarm system for added peace of mind.

Ideally located within the catchment area for highly regarded schools and close to shops, amenities and green spaces, the property also benefits from excellent commuter links to the A66, A19 and A174.

Offering spacious accommodation, high-quality upgrades and a fantastic family-friendly location, this exceptional home is ready to move straight into. Early viewing is highly recommended - CONTACT SMITH & FRIENDS INGLEBY BARWICK

BELLA
BO
ideal
SAMSUNG

GROUND FLOOR

Hallway
3'8" x 3'9" (1.14m x 1.16m)

Living Room
12'7" x 10'11" (3.84m x 3.35m)

Dining Room
10'4" x 8'9" (3.17m x 2.69m)

Kitchen
10'5" x 14'4" (3.18m x 4.38m)

WC

0.87m x 1.59m

FIRST FLOOR

Landing
4'5" x 9'1" (1.37m x 2.79m)

Bedroom 1
11'6" x 12'2" (3.51m x 3.72m)

Dressing Room
5'9" x 4'0" (1.76m x 1.24m)

En-Suite
5'5" x 6'0" (1.67m x 1.84m)

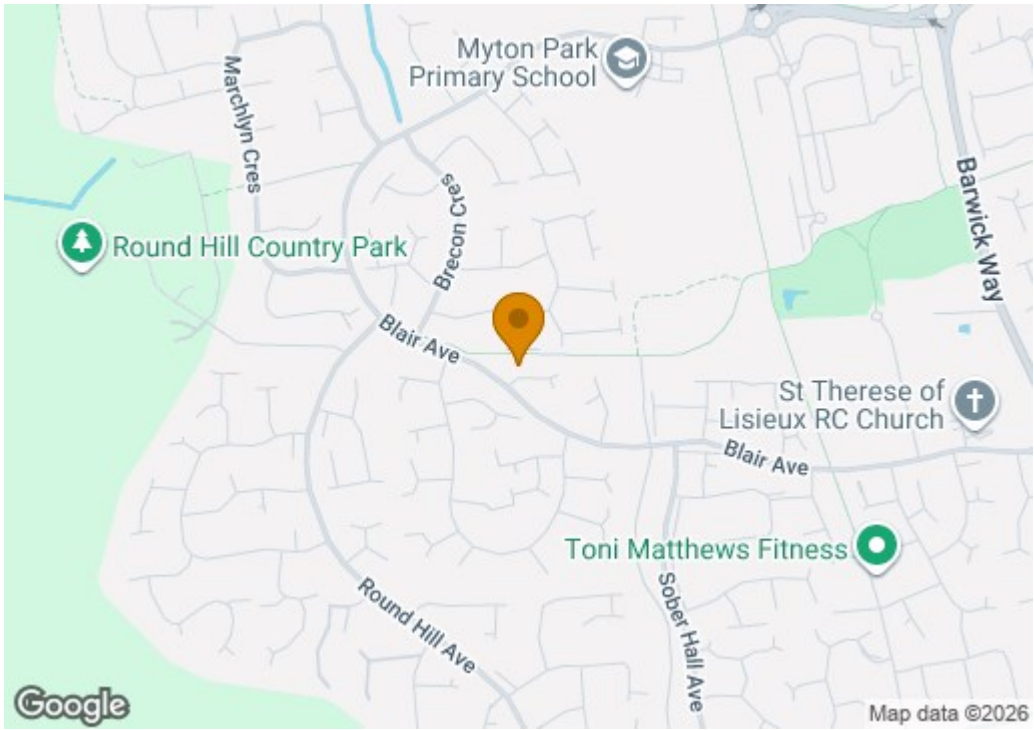
Bedroom 2
11'8" x 8'10" (3.57m x 2.70m)

Bedroom 3
9'6" x 10'10" (2.91m x 3.32m)

Bathroom
6'9" x 7'10" (2.06m x 2.39m)

EXTERNALLY

Garage
16'6" x 8'10" (5.03m x 2.70m)


Myton Park Primary School
Marchlyn Cres
Brecon Cres
Barwick Way
Round Hill Country Park
Blair Ave
St Therese of Lisieux RC Church
Blair Ave
Toni Matthews Fitness
Round Hill Ave
Sober Hall Ave
Google
Map data ©2026

Ground Floor

Floor 1

Approximate total area(1)

1074 ft²

99.8 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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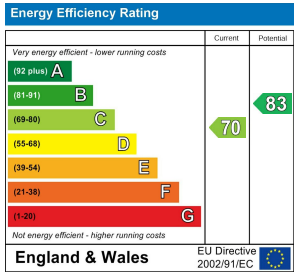

For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings, if there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