

# CHATSWORTH GARDENS, WOLVISTON COURT, BILLINGHAM, TS22 5JW



- ▲ Excellently Presented Generous Semi Detached
- ▲ Three Bedrooms & Modern Bathroom
- ▲ Westerly Facing Rear Garden
- ▲ Detached Garage & Driveway

- ▲ Kitchen with Modern Units & Conservatory
- ▲ Popular Location of Wolviston Court
- ▲ Loft Room for Storage

£190,000

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This semi-detached bungalow is great if you are looking for a sizable bungalow on Wolviston Court. It features three bedrooms, large detached garage with electric roller door and the rear garden has a westerly facing aspect.

Comprising spacious entrance hall, three bedrooms, rear lounge with French doors, bathroom with modern suite, conservatory, and kitchen with high gloss units. The loft has also been boarded and carpeted and features light, Velux window and radiator to create some extra useful storage.

Other features include gas central heating, UPVC double glazing and large driveway for a number of cars.

#### **GROUND FLOOR**

**ENTRANCE HALL** - With composite entrance door, wood flooring, radiator and access to the loft which has been boarded and carpeted and features two radiators, Velux window and is ideal for storage.

**BEDROOM ONE - 3.38m x 2.67m (max) (11'1" x 8'9" (max))**  
With radiator and built-in wardrobes and drawers.

**BEDROOM TWO - 3.58m x 2.97m (11'9" x 9'9")**  
With radiator.

**BEDROOM THREE - 2.67m x 2.36m (8'9" x 7'9")**  
With radiator.

**LOUNGE - 4.5m (14'9") x 3.58m (11'9") into alcoves**  
With radiator, feature fireplace with brick slate tile effect chimney breast and slate hearth and UPVC French doors open to the westerly facing rear garden.

**BATHROOM** - Fitted with a white three-piece suite comprising panelled bath with shower over, WC, wash hand basin, and fully tiled walls and floor.

**KITCHEN - 4.32m x 2.24m (14'2" x 7'4")**  
Fitted with a range of high gloss wall, drawer, and floor units with complementary marble effect work surface, one and a half bowl stainless steel sink with drainer and mixer tap, plumbing for washing machine, plumbing for dryer, slot in electric cooker, part tiled subway tiled walls, woodgrain effect laminate flooring and access to the conservatory.

**TO VIEW:** Tel: 01642 955140  
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## **CONSERVATORY - 4.34m x 1.9m (14'3" x 6'3")**

With laminate flooring and UPVC double glazed door to the side elevation opening to the rear garden.

## **EXTERNALLY**

**GARDENS & GARAGE** - To the front there is a lawned garden with wall boundary and wrought iron railing. A concrete driveway with double 6ft timber gates opens to the detached garage with electric roller door, power, supply, light and UPVC door to the side aspect. To the rear there is a westerly facing garden with large timber decked area, gravelled area, and mature bushes to the rear.

**AGENTS REF:** - MH/LS/BIL220669/03032023

**Council Tax Band:** C      **Tenure:** Freehold

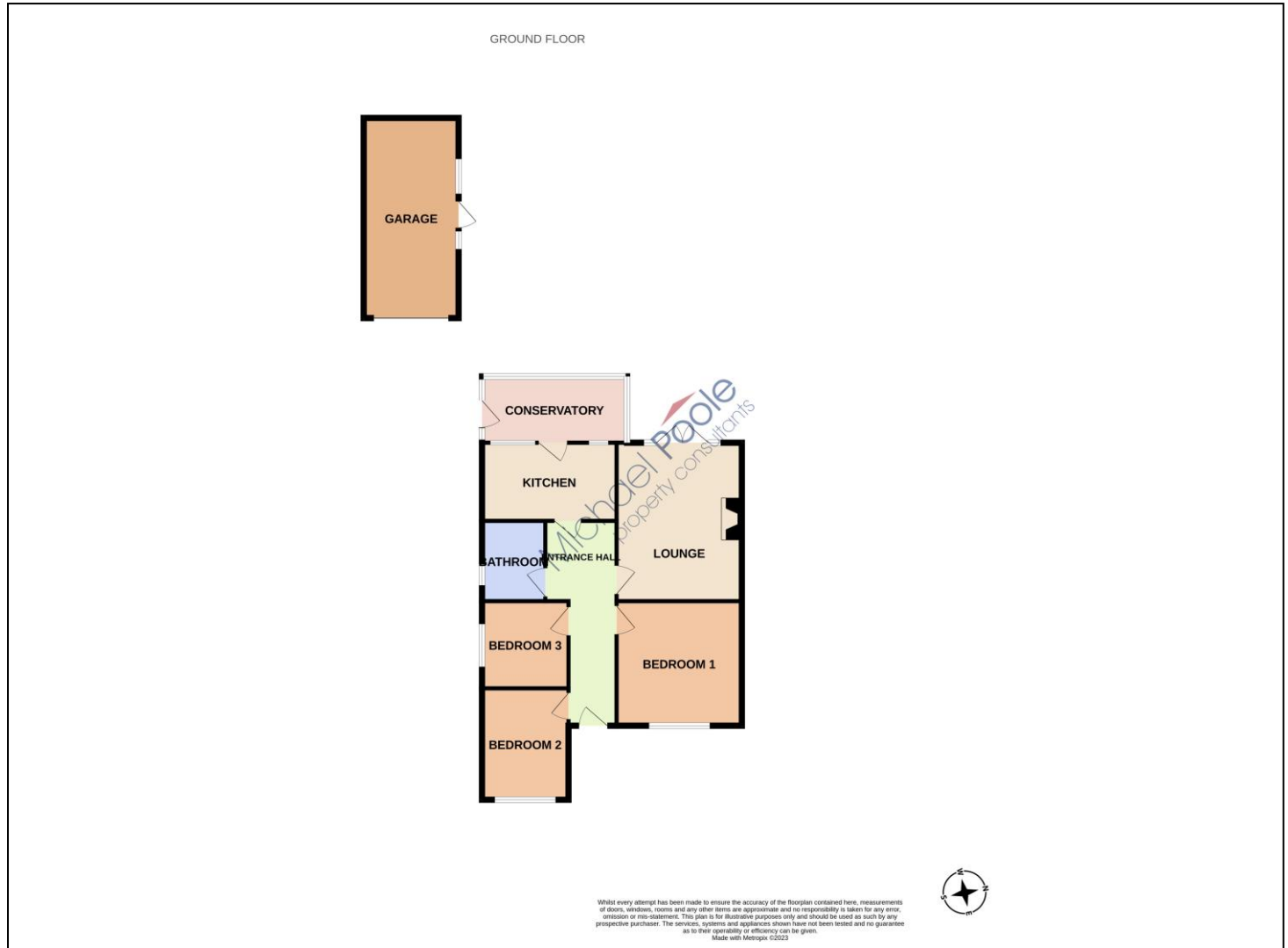
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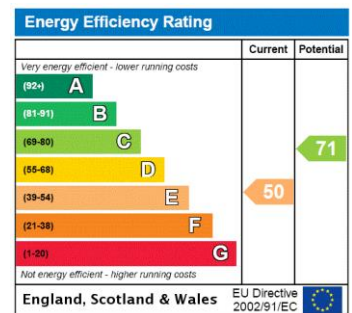


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