

SKRIPKA DRIVE, WOLVISTON COURT, BILLINGHAM, TS22 5EZ



- ▲ A Very Nicely Presented & Well Looked After Detached House on the Popular Wolviston Court Estate
- ▲ Attractive Rear Garden, Garage & Driveway
- ▲ Offered to The Market with a Chain Free Sale

- ▲ Conveniently Located Within Easy Reach of Priors Mill, St Pauls & Northfield Schools
- ▲ 23ft Lounge/Dining Room & Extended Kitchen Breakfast Room
- ▲ UPVC Double Glazing & Gas Central Heating

£199,950

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Nicely located on the always popular and very highly regarded Wolviston Court estate, this detached house with three double bedrooms is offered to the market with a simple chain free sale.

Perfectly suited to families, it has a good size rear garden, garage, driveway and is within easy walking distance of Priors Mill, St Pauls & Northfield Schools. It also has the advantage of UPVC double glazing and gas central heating.

Comprising of entrance hall, 23ft lounge/diner, and extended kitchen breakfast room. The first floor has three double bedrooms and family bathroom with white suite.

GROUND FLOOR

ENTRANCE HALL - With UPVC double glazed entrance door.

LOUNGE/DINING ROOM - 7.16m (23'6") reducing to 4.04m (13'3") x 3.35m (11') reducing to 3.02m (9'11")

With two radiators, living flame gas fire in feature surround with marble hearth and double-glazed sliding door to the rear garden.

INNER HALL - With staircase to the first floor.

EXTENDED KITCHEN BREAKFAST ROOM - 5.26m (17'3") (max) x 3.07m (10'1") (max)

Fitted with a range of wooden wall, drawer, and floor units with complementary marble effect work surface, four ring gas hob with tiled splashback and electric extractor fan over, sink with mixer tap, plumbing for washing machine, tile effect vinyl flooring, wall mounted gas boiler, and wooden door with glass inlay to the rear garden.

FIRST FLOOR

LANDING - With access to the loft.

BEDROOM ONE - 4.24m (13'11") x 3.45m (11'4") into wardrobes

With radiator and built-in wardrobes with mirror sliding door.

BEDROOM TWO - 3.66m (12') x 3.2m (10'6") into recess

With radiator.

BEDROOM THREE - 3.33m x 2.18m (10'11" x 7'2")

With radiator.

TO VIEW: Tel: 01642 955140

10 Town Square, Billingham, TS23 2LY

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BATHROOM - Fitted with a white three-piece suite comprising panelled bath with shower over and mixer tap, wash hand basin, WC, part tiled walls, tiled floor, storage cupboard and radiator.

EXTERNALLY

GARDENS & GARAGE - To the front there is a lawned garden with mature tree and a flagstone driveway leading to the integrated garage with up and over door, power supply, light, and side access door to the rear garden with flagstone patio area, lawn, mature bush borders and outside tap.

AGENTS REF: - MH/LS/BIL230515/05122023

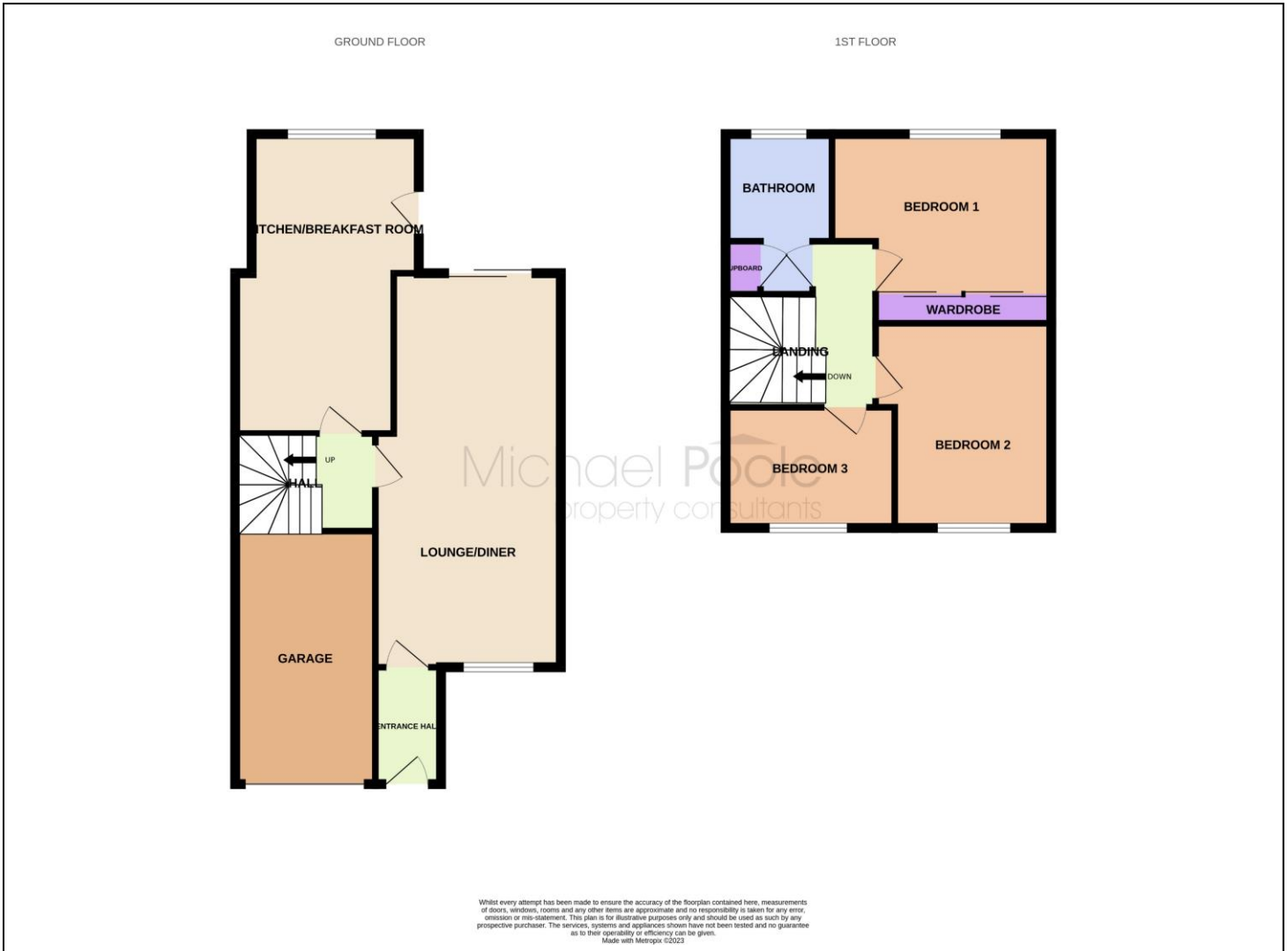
Council Tax Band: C **Tenure:** Freehold

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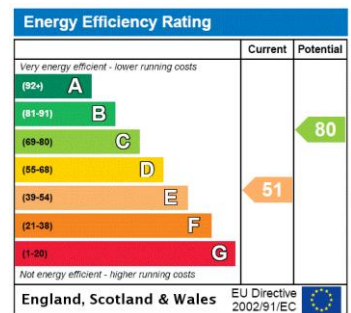


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