

## JUBILEE GROVE, BILLINGHAM, TS22 5EH



- ▲ One Bedroom Semi Detached Bungalow with a Chain Free Sale
- ▲ Wolviston Court Position
- ▲ Southerly Facing Rear Garden
- ▲ Double Width Block Paved Driveway

- ▲ Gas Central Heating & UPVC Double Glazing
- ▲ Lounge, Kitchen, Bedroom & Bathroom

**£125,000**

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This semi-detached bungalow on Wolviston Court has been re-modelled to create a one-bedroom bungalow with a large five-piece suite bathroom suite. The property has some great features including a south facing rear garden, double width block paved driveway and is offered to the market with a CHAIN FREE sale.

Comprising porch, lounge with bay window, bedroom with built-in wardrobes, generous bathroom with five-piece suite, kitchen, and conservatory. Outside the rear garden has a south facing aspect and features a block paved patio, greenhouse, and lawn.

Other features include gas central heating and UPVC double glazed windows.

### **GROUND FLOOR**

**ENTRANCE PORCH** - With UPVC double glazed entrance door.

**LOUNGE - 4.24m (13'11") x 4.14m (13'7") into bay window**  
With UPVC double glazed entrance door, bay window and radiator.

**BEDROOM - 3.18m x 3.15m (10'5" x 10'4")**  
With radiator and built-in wardrobe with mirror sliding door.

**BATHROOM** - Fitted with a five-piece white suite comprising panelled bath, shower cubicle, wash hand basin, WC, and Bidet. Two radiators and tile effect vinyl flooring.

**KITCHEN - 4.22m (13'10") x 3.28m (10'9") into alcove**  
Fitted with a range of modern style wall, drawer, and floor units with complementary wood effect work surface and breakfast bar, stainless steel sink with mixer tap and drainer, slot in electric cooker with tiled splashback and black electric extractor hood, plumbing for washing machine and dryer, radiator, vinyl flooring, and wall mounted combination boiler.

**CONSERVATORY - 2.8m (9'2") (max) x 3 m(9'10") (max)**  
With woodgrain effect vinyl flooring, two radiators and UPVC French doors open to the rear garden.

**TO VIEW:** Tel: 01642 955140  
10 Town Square, Billingham, TS23 2LY

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## **EXTERNALLY**

**PARKING & GARDEN** - Externally there is a double width block paved driveway and side access leading to the southerly facing rear garden with block paved patio area, lawn, greenhouse, timber shed, block paved pathway, mature flower borders and outside tap.

**AGENTS REF:** - MH/LS/BIL230516/06122023

**Council Tax Band:** B      **Tenure:** Freehold

**TO VIEW:** Contact our Billingham office on

Tel: **01642 955140**



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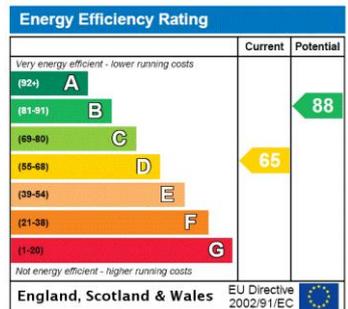
GROUND FLOOR  
610 sq.ft. (56.7 sq.m.) approx.



TOTAL FLOOR AREA: 610 sq.ft. (56.7 sq.m.) approx.  
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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