

## ENDEAVOUR DRIVE, ORMESBY, MIDDLESBROUGH, TS7 9NN



- ▲ A Spacious Four Bedroom (Currently Three Bedrooms but Would be Converted Back to a Four Bedroom on Request) Detached Family Home
- ▲ Occupying a Lovely Corner Plot Within This Popular Area of Ormesby
- ▲ Extensive Block Paved Driveway Offering Ample Off Road Parking & Single Garage
- ▲ Recent Additions Include a Gym & Bike Shed
- ▲ Spacious & Easy to Maintain Rear Garden with Pergola & Outside Kitchen
- ▲ Garden Room
- ▲ Kitchen with Utility Room & Ground Floor WC
- ▲ Master Bedroom with Dressing Room & Fitted Wardrobes
- ▲ Recently Refurbished Modern En-Suite Shower Room
- ▲ Recently Refurbished Modern Family Bathroom
- ▲ Early Viewing Advised

**£250,000**

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A spacious four bedroom (currently three bedrooms but would be converted back to a four bedroom on request) detached family home occupying a lovely corner plot with an extensive block paved driveway to the front elevation leading to a single garage and to the rear there is a generous size easy to maintain garden with patio, lawn, decked area with pergola and an outside kitchen. There is also a recently constructed gym and bike shed. Internally the accommodation briefly comprises entrance hall, through lounge/diner, garden room, fitted kitchen, separate utility and cloakroom/WC. To the first floor there are three bedrooms, master with dressing room with fitted wardrobes and modern en-suite shower room and there is a separate modern family bathroom. Please call our Nunthorpe Office to arrange your viewing appointment.

#### **GROUND FLOOR**

**ENTRANCE HALL** - With staircase to the first floor.

**THROUGH LOUNGE/DINING ROOM - 7.57m x 3.35m (24'10" x 11')**

With bay window to the front elevation, laminate flooring, and feature fire surround with inset fire.

**GARDEN ROOM - 3.78m x 2.67m (12'5" x 8'9")**

With Karndean floor, Velux windows and French doors to the rear garden.

**KITCHEN - 3.68m x 2.77m (12'1" x 9'1")**

With a smart range of fitted shaker design wall and floor units, complementing work surfaces, space for range style cooker with extractor over, integrated fridge freezer and dishwasher, and Karndean flooring.

**UTILITY ROOM** - With a range of fitted units, plumbing for washing machine, side external door and door to cloakroom/WC.

**CLOAKROOM/WC** - With modern low level WC and wash hand basin.

#### **FIRST FLOOR**

**BEDROOM ONE - 3.28m x 2.97m (10'9" x 9'9")**

Opening to ...

**DRESSING ROOM - 3.89m x 1.96m (12'9" x 6'5")**

With a range of fitted wardrobes and built-in storage.

**TO VIEW: Tel: 01642 955625**

95 Guisborough Road, Nunthorpe, TS7 0JS

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## **EN-SUITE SHOWER ROOM - 2.06m x 1.75m (6'9" x 5'9")**

Modern suite comprising 'His & Hers' wash hand basins, shower cubicle, low level WC, and part tiled walls.

## **BEDROOM TWO - 3.4m x 2.97m (11'2" x 9'9")**

With fitted wardrobes.

## **BEDROOM THREE - 3.07m x 3m (10'1" x 9'10")**

With built-in wardrobe.

**BATHROOM** - Modern suite comprising double shower cubicle, double ended bath, low level WC, wash hand basin set in unit with storage under and granite top, and tiled walls.

## **EXTERNALLY**

**PARKING & GARAGE** - Externally there is an extensive block paved driveway to the front elevation offering ample off road parking and leading to an integral garage.

**GARDEN** - Side gated access leads to a generous size, easy to maintain rear garden with patio, lawn and decked area with pergola and outside kitchen. There is also access to the gym and bike shed.

## **GYM - 4.2m x 3.68m (13'9" x 12'1")**

**AGENTS REF:** - DP/LS/NUN240302/26032024

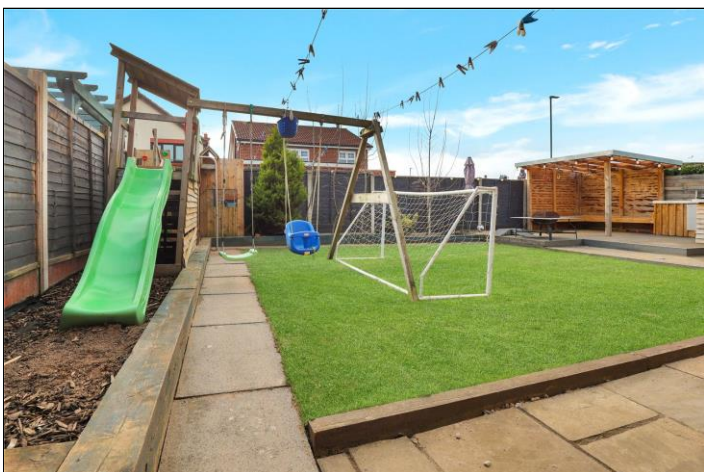
**Council Tax Band:** D      **Tenure:** Freehold

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

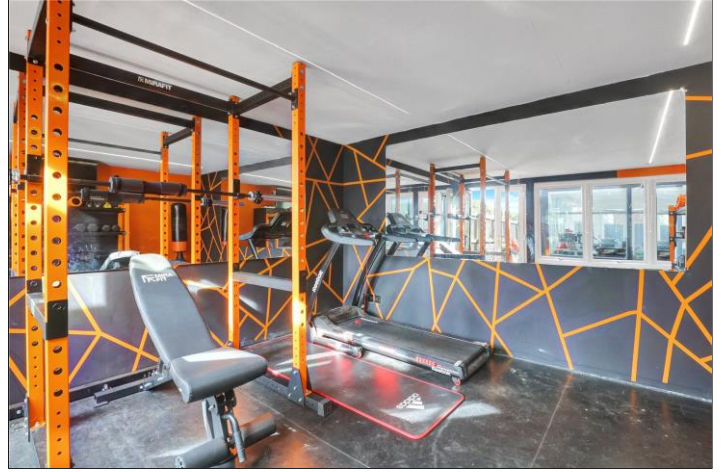
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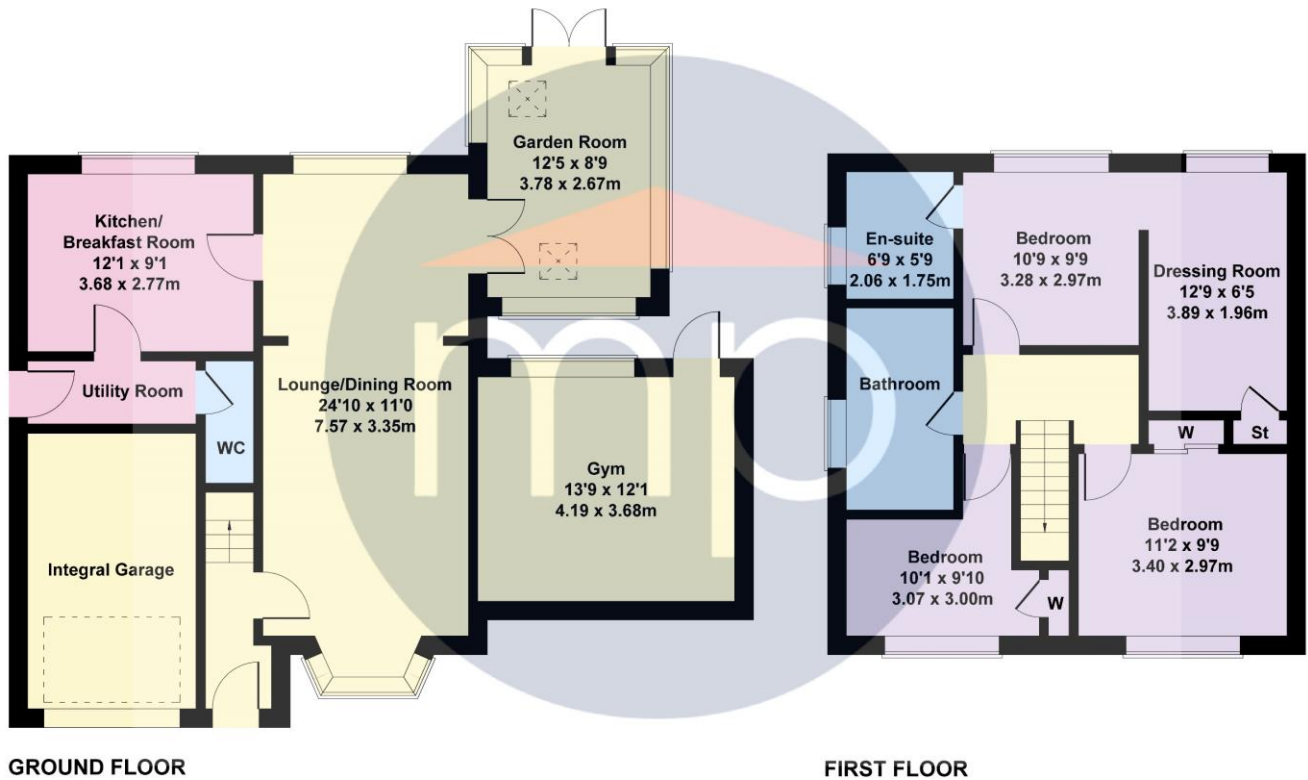
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**Endeavour Drive**  
Approximate Gross Internal Area  
1554 sq ft - 144 sq m



Not to Scale. Produced by The Plan Portal 2024  
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-)	A		
(81-91)	B		81
(69-80)	C		
(55-68)	D	68	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	



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