

GRANWOOD ROAD, ESTON, MIDDLESBROUGH, TS6 9HX



- ▲ No Chain
- ▲ Popular Location
- ▲ Spacious Bungalow

- ▲ Two Bed Semi Detached
- ▲ Front & Rear Gardens
- ▲ Detached Garage

£140,000

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Offered for sale with no onward chain, this well positioned two bedroom bungalow is nicely presented throughout and offers spacious living with well-proportioned rooms, gardens front and rear, off street parking and detached single garage.

GROUND FLOOR

ENTRANCE HALL

A light and airy entrance hall with two storage cupboards, hard wood flooring and radiator.

LOUNGE - 5.64m x 3.57m (18'6" x 11'9")

A spacious lounge with hard wood flooring, gas fire, UPVC double glazing and radiator.

KITCHEN - 3.34m x 2.70m (10'11" x 8'10")

A good size kitchen with a range of floor and wall units, tiled flooring, UPVC double glazing and radiator.

BEDROOM ONE - 4.38m x 3.18m (14'4" x 10'5")

A large double bedroom to the rear of the property with UPVC double glazing and radiator.

BEDROOM TWO - 3.05m x 2.96m (10' x 9'9")

Second double bedroom with UPVC double glazing and radiator.

SHOWER ROOM - 1.93m x 1.90m (6'4" x 6'3")

Modern shower room with shower cubicle, vanity basin, WC, UPVC double glazing and radiator.

CONSERVATORY - 3.67m x 2.29m (12' x 7'6")

EXTERNALLY

GARDENS & GARAGE

Externally there is off street parking, detached garage and gardens to the front and rear.

TO VIEW: Tel: 01642 285041

30-32 Station Road, Redcar, TS10 1AG

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Mains Utilities
Gas Central Heating
Mains Sewerage
No Known Flooding Risk
No Known Legal Obligations
Standard Broadband & Mobile Signal
No Known Rights of Way

AGENTS REF: - EE/LS/RED240188/24042024

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

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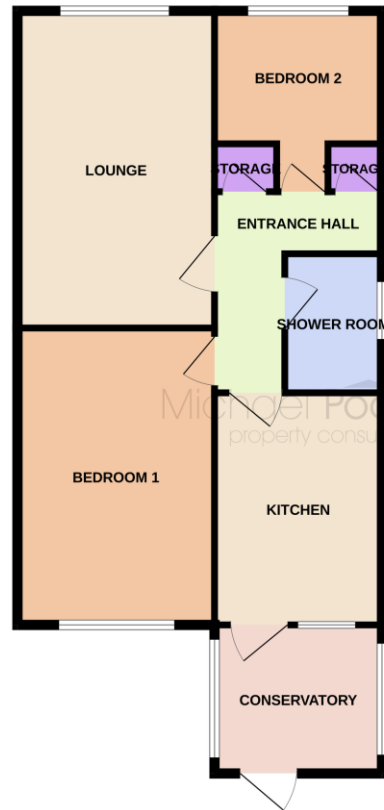
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Exterior view of a Michael Poole property consultants storefront at night. The sign above the entrance is illuminated in blue and reads "Michael Poole property consultants". The large glass windows display various property listings and brochures. The interior is visible through the glass, showing a well-lit office space.

Do you have a property you
need to sell
before you can buy?

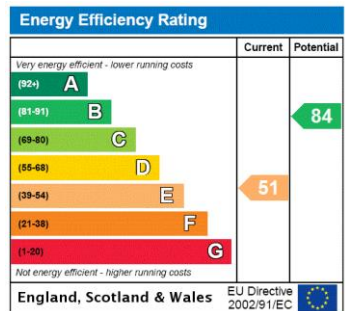
Michael Poole offers **FREE, no obligation**
market appraisals and gives you guidance
on the **BEST PRICE** you can expect in the
current market

GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, 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. Made with Metropix i2024.

The information provided about this property does not constitute or form part of an offer or contract, nor may it be regarded as representations. All interested parties must verify accuracy and your solicitor must verify tenure and lease information, fixtures and fittings and, where the property has been recently constructed, extended or converted, that planning/building regulation consents are in place. All dimensions are approximate and quoted for guidance only, as are floor plans which are not to scale, and their accuracy cannot be confirmed. Reference to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose. We offer our clients an optional conveyancing service, through panel conveyancing firms, via MWU and we receive on average a referral fee of one hundred and thirty pounds, only on completion of the sale. If you do use this service, the referral fee is included within the amount that you will be quoted by our suppliers. All quotes will also provide details of referral fees payable.



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