

ROOK LANE, NORTON, STOCKTON ON TEES, TS20 1SB



- ▲ Extended Crooksbarrow Semi-Detached House
- ▲ New Kitchen & Bathroom
- ▲ New Carpets, Lights & Décor
- ▲ No Onward Chain
- ▲ Good Size Private Rear Garden
- ▲ Driveway & large Garage with Automatic Door

£179,000

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This lovely Crooksbar semi has been extended and now provides three bedrooms, plus a 4th ground floor bedroom or office. A new kitchen and bathroom have been fitted, new carpets, lights, and full re-décor. Worthy of a special mention is the good size rear garden which is not overlooked.

The accommodation flows in brief, porch, lounge, breakfast kitchen, WC, ground floor bedroom or office, three bedrooms and bathroom to the first floor.

GROUND FLOOR

ENTRANCE PORCH - Double glazed entrance door with double glazed windows to entrance porch with laminate flooring and inner door to living room.

LIVING ROOM - 4.27m (14') x 4.1m (13'5") (max) including stairs
With double glazed window to the front aspect, radiator, and granite fireplace with matching back and hearth and electric fire.



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KITCHEN DINER - 4.34m x 2.97m (14'3" x 9'9")

Brand new fitted high gloss kitchen with complementary granite patterned wood/formica worktops and incorporating a one and a half bowl stainless steel sink and drainer unit with mixer tap, plumbing for washing machine, electric point for cooker, wall mounted boiler, double glazed windows and door to the rear garden, twin radiator, laminate flooring, under stairs cupboard and access through to lobby.

LOBBY - With access to ...

CLOAKROOM/WC - With double glazed window to the rear aspect, low level WC and pedestal wash hand basin.

GROUND FLOOR BEDROOM/ADDITIONAL RECEPTION ROOM/OFFICE - 3.5m x 1.9m (11'6" x 6'3")

With double glazed window to the rear aspect and twin radiator.

FIRST FLOOR

LANDING - With loft access and double glazed window to the rear aspect.

BEDROOM ONE - 4.67m (15'4") to rear of cupboard x 2.34m (7'8")

With double glazed window to the front aspect, twin radiator, and large built-in cupboard.

BEDROOM TWO - 2.3m x 2.62m (7'7" x 8'7")

With double glazed window to the rear aspect and single radiator.

BEDROOM THREE - 1.68m x 2.16m (5'6" x 7'1")

With double glazed window to the front aspect, single radiator, and large built-in cupboard over stairhead.

BATHROOM - Brand new fitted bathroom with double glazed window to the rear aspect, low level WC, pedestal wash hand basin, side panelled bath with shower screen, drench style shower and shower attachment, panelled walls and ceiling, extractor fan, chrome heated towel rail and laminate flooring.

EXTERNALLY

GARDENS & GARAGE - Externally there is a front garden and driveway leading to a large extended garage with automatic door. To the rear there is a good size lawned garden which is not overlooked and has countryside views.

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



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Exterior view of a Michael Poole property consultants storefront at night. The storefront has large glass windows displaying property listings. The sign above the windows reads "Michael Poole property consultants" in blue and white. The text "Do you have a property you need to sell before you can buy?" is overlaid on the image. To the right, there is a small text box: "Michael Poole offers FREE, no obligation market appraisals and gives you guidance on the BEST PRICE you can expect in the current market".

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

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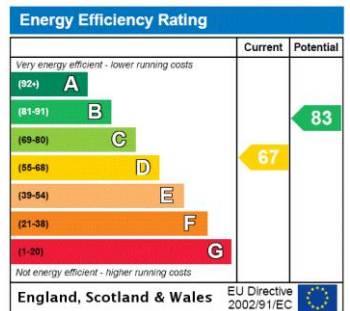
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