

MAYFIELD CRESCENT, EAGLESCLIFFE, STOCKTON-ON-TEES, TS16 0NQ



- ▲ A Substantial FOUR/FIVE BEDROOM DETACHED FAMILY HOME Offering Significantly Extended & Versatile Accommodation
- ▲ Occupying A Generous Corner Site with SOUTH FACING REAR GARDEN, SWIMMING POOL & DOUBLE & SINGLE GARAGES
- ▲ Four Double Bedrooms on The First Floor with The Master Having & En-Suite Shower Room Together with The Family Bathroom
- ▲ Spacious Lounge with Wood Burning Stove Set in A Feature Fireplace
- ▲ Dining/Family Room Together with A Study & Utility/WC
- ▲ Extensive Breakfast Kitchen with High Gloss Units, Attractive Worktops, Built-In Oven & Hob, Integrated Fridge & Dishwasher
- ▲ Sitting Room/Fifth Bedroom on The Ground Floor Which Combined with The Study & Utility/WC Could Create a Self-Contained Living Area
- ▲ Gas Central Heating System, Double Glazing, Nicely Presented Gardens & Generous Off Street Parking
- ▲ Excellent Location Close to Highly Regarded Junior & Secondary Schooling Together with Shopping Facilities

£369,950

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GROUND FLOOR

ENTRANCE HALLWAY

LOUNGE - 4.98m (16'4") x 3.68m (12'1") reducing to 3.1m (10'2")

DINING AREA/FAMILY ROOM - 5.03m x 3.07m (16'6" x 10'1")

BREAKFAST KITCHEN - 5.18m x 3.5m (17' x 11'6")

STUDY - 3.02m x 2.82m (9'11" x 9'3")

BEDROOM FIVE/SITTING ROOM - 4.88m x 3.05m (16' x 10')

UTILITY/WC - 3.1m x 2.16m (10'2" x 7'1")

FIRST FLOOR

LANDING

BEDROOM ONE - 3.7m x 3.53m (12'2" x 11'7")
Fitted wardrobes.

EN-SUITE SHOWER ROOM - 2.87m x 2.08m (9'5" x 6'10")

BEDROOM TWO - 3.84m x 3.02m (12'7" x 9'11")
Fitted wardrobes and cupboard.

BEDROOM THREE - 3.58m x 3m (11'9" x 9'10")

BEDROOM FOUR - 3.02m x 2.74m (9'11" x 9')
Fitted wardrobes.

TO VIEW: Tel: 01642 788878
59 High Street, Yarm, TS15 9BH

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BATHROOM - 2.6m x 2m (8'6" x 6'7")

EXTERNALLY

GARDENS & PARKING

Lawned section to the front with a two entry impressed concrete driveway and access to the single garage with electric roller, power points and lighting. To one side of the house double gates open to a further car/caravan impressed concrete parking area which leads on to the timber built double garage (20' x 15'6") with two sets of double access doors, side door and windows, power points and lighting. The South facing rear garden has lawned areas, an impressed concrete patio area, shrub borders and a swimming pool (14'4 x 7'3) with cover.

AGENTS REF: - DC/LS/YAR230231/12072023

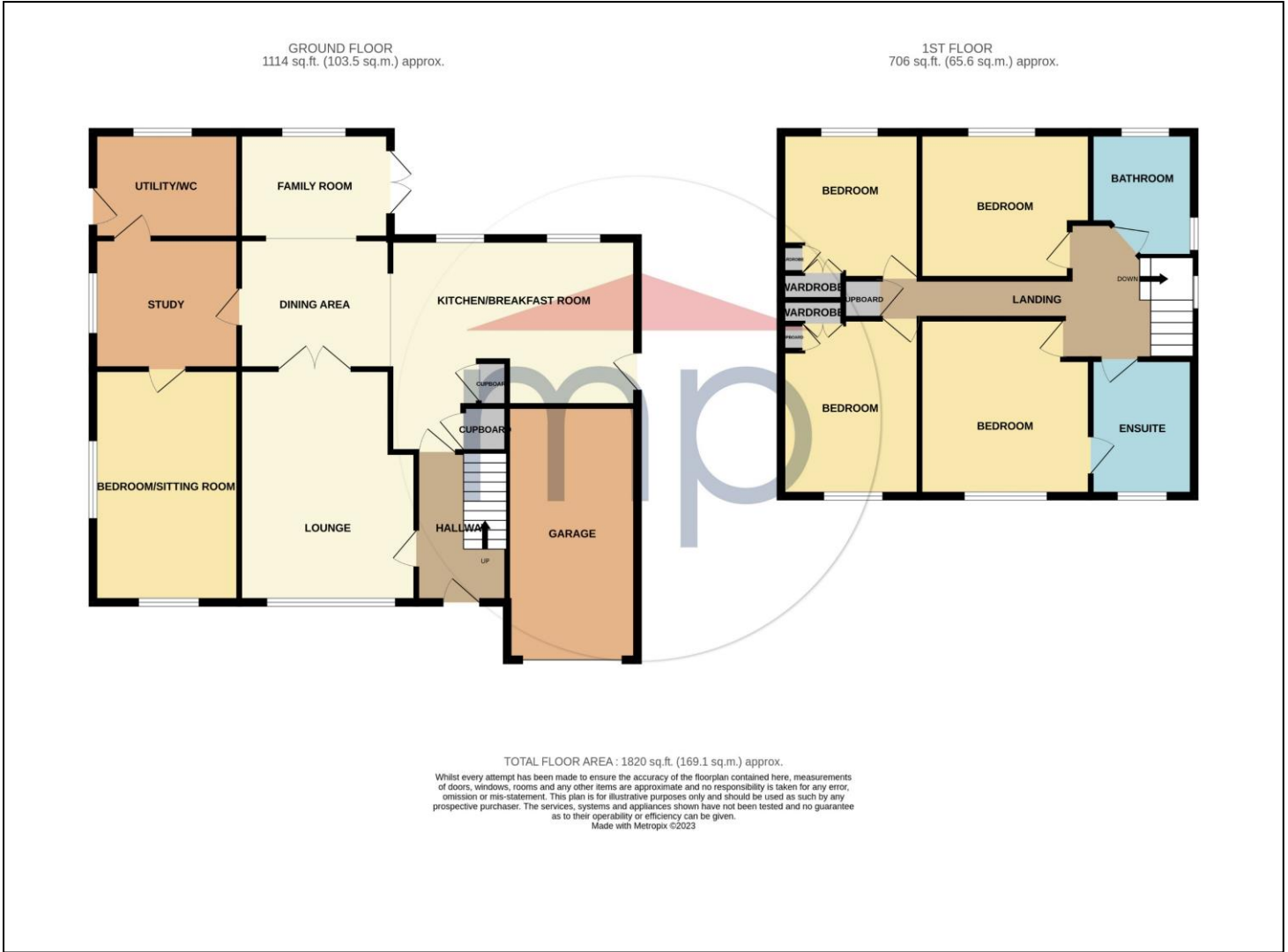
Council Tax Band: E **Tenure:** Freehold

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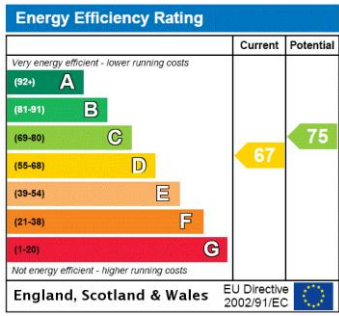


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