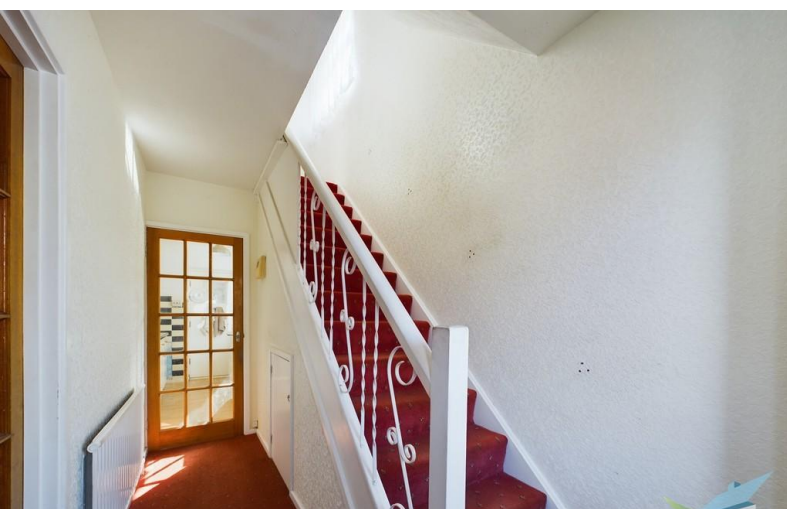


**FOR SALE**



**Woodford Close, Marske-by-the-sea**

**3 Bedrooms, 1 Bathroom, Semi Detached House**

**£169,950**

**MARTIN&CO**



## Woodford Close, Marske-by-the-sea

3 Bedrooms, 1 Bathroom

**£169,950**

- Quiet location
- Great For First Time Buyers
- Close to good local schools
- Large drive for multiple cars
- Great walks



**FULL DESCRIPTION** This charming three-bedroom property is nestled in a quiet location, perfect for those seeking peace and tranquillity. With great walks to the seafront, you can easily enjoy a morning stroll by the water or a relaxing evening watching the sunset.

Additionally, this home is conveniently located close to local amenities, making it easy to access shops, restaurants, and other services. Whether you're in need of groceries or a quick bite to eat, everything you need is just a short distance away.

Overall, this property offers the perfect combination of a serene setting, easy access to the seafront, and close proximity to local amenities. Don't miss out on the opportunity to make this your new home sweet home.

### INTERNALLY

#### GROUND FLOOR

**LOUNGE** To front aspect. Ceiling cornice, textured ceiling, brick fire surround incorporating electric fire carpeted flooring, double panelled central heating radiator, uPVC window and door leading to dining room.

**ENTRANCE HALL** uPVC entrance door, textured ceiling, central heating radiator, carpeted flooring and stairs leading to the first floor.

**DINING ROOM** To rear aspect. Textured ceiling, carpeted flooring, central heating radiator and uPVC window.

**KITCHEN** To rear aspect. Range of wall, base and drawer units with light wood effect fascias, 1 bowl stainless steel inset sink unit, mixer tap, tiled splash backs, laminate work surfaces, concealed wall mounted





standing Worcester gas central heating boiler, laminate flooring, central heating radiator, uPVC window and door leading to the utility.

UTILITY ROOM To rear aspect. With uPVC window.

#### FIRST FLOOR

BEDROOM ONE To front aspect. Central heating radiator and uPVC window.

BEDROOM TWO To rear aspect. Central heating radiator and uPVC window.

BEDROOM THREE To rear aspect. Central heating radiator and uPVC window.

BATHROOM Part tiled and paneled. White suite comprising: low level WC with push button flush, pedestal wash hand basin, shower cubical with glazed side screen, vinyl flooring, large storage cupboard, heated towel rail and uPVC window.

#### EXTERNALLY

DRIVEWAY Providing parking for more than one car.

GARAGE With up and over door, side courtesy door, two windows, power and light.

GARDENS The front garden is mainly laid to lawn with borders. The fence enclosed rear garden is mainly laid to lawn with a paved patio area and a variety of shrubs, bushes and plants. Cold water external tap.





%epcGraph\_c\_1\_210%







**Martin & Co Guisborough**  
 83 Westgate • • Guisborough • TS14 6AF  
 T: 01287 631254 • E: Guisborough@martinco.com

**01287 631254**  
<http://www.martinco.com>

**MARTIN&CO**

**Accuracy:** References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs including but not limited to carpets, fixtures and fittings are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. No person in the employment of the agent has any authority to make any representation about the property, and accordingly any information given is entirely without responsibility on the part of the agents, sellers(s) or lessors(s). Any property particulars are not an offer or contract, nor for part of one. **Sonic / laser Tape:** Measurements taken using a sonic / laser tape measure may be subject to a small margin of error. **All Measurements:** All Measurements are Approximate. **Services Not tested:** The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor.