



## Galatea Road, Yarm, TS15 9GG

This well presented three bedroom semi-detached house is situated in a highly sought after area of Yarm, close to well regarded schools, shops, Yarm Medical Centre, and Yarm Train Station with regular trains to Darlington, York, Leeds, Sunderland and Newcastle. It offers easy access to the vibrant Yarm High Street, renowned for its bars, restaurants, cafes, and relaxing riverside walks.

The ground floor features an entrance hallway leading to a spacious lounge/dining room with French doors opening to the rear garden, a kitchen fitted with a range of units, an integrated oven and gas hob, and space for a fridge/freezer and washing machine. A convenient W/C completes the downstairs layout. Upstairs, there are three well proportioned bedrooms and a family bathroom with a shower over the bath.

The property benefits from gas central heating, double glazing throughout, EV charger and a security alarm system.

Externally, the front garden is lawned, and a long driveway provides off-road parking for multiple cars. The rear garden includes a lawn, patio area, and timber shed. This delightful home is ideal for families and young professionals.

£215,000



3



1



1



B



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HALL

KITCHEN

10'5" x 8'10" (3.18m x 2.69m)

LOUNGE

17'9" x 15'10" (5.41m x 4.83m)

WC

5'6" x 2'10" (1.68m x 0.86m)

LANDING

BEDROOM ONE

13'10" x 8'10" (4.22m x 2.69m)

BEDROOM TWO

13'4" x 8'3" (4.06m x 2.51m)

BEDROOM THREE

9'3" x 7'3" (2.82m x 2.21m)

BATHROOM

6'6" x 6'3" (1.98m x 1.91m)

AML PROCEDURE

To comply with anti-money laundering regulations (AML) all estate agents must be registered with HMRC. Gowland White complies with this legislation by using an online AML risk assessment company, approved by the UK Government. Please note that all buyers are charged a fee of £36.00 (inc. VAT), for each buyer, to cover this process. These fees are payable before we can progress an agreed sale.



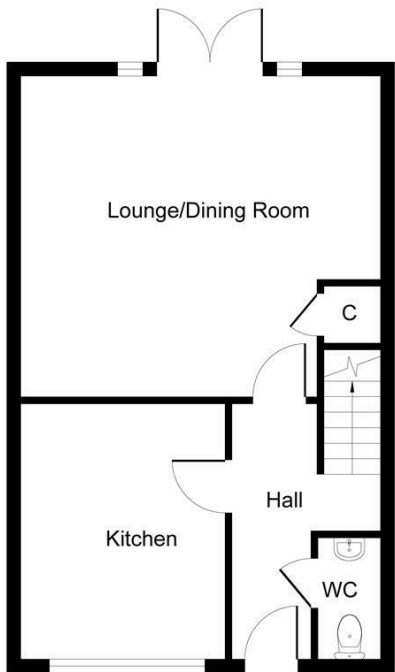
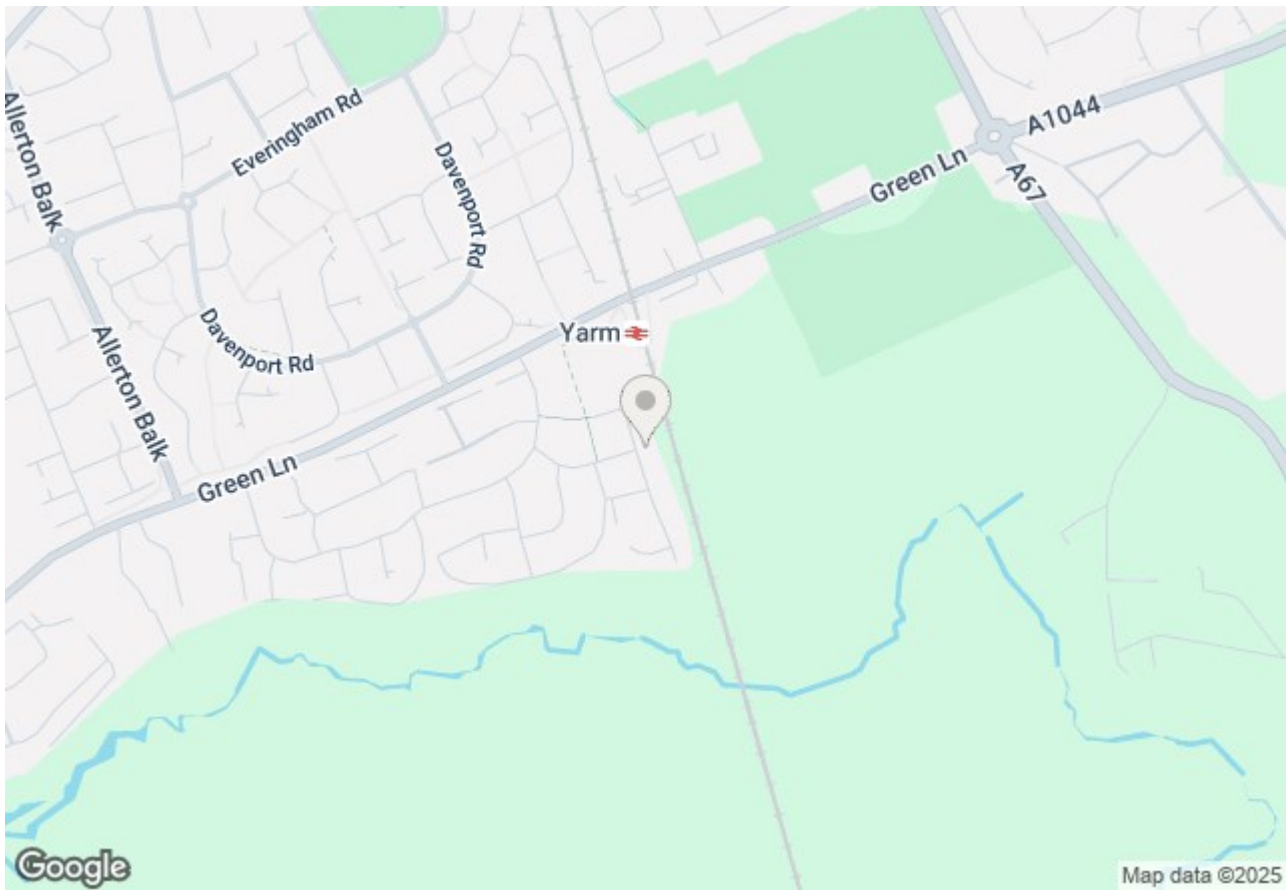
Tel: 01642 248248



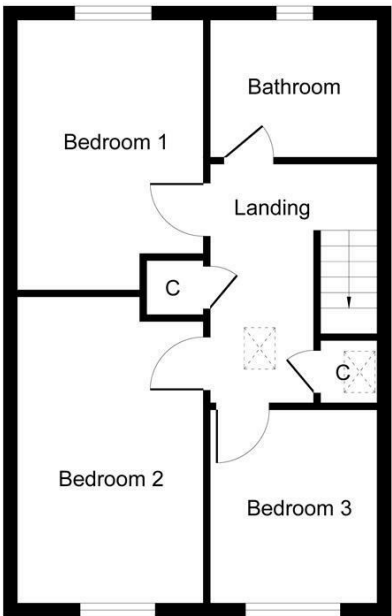








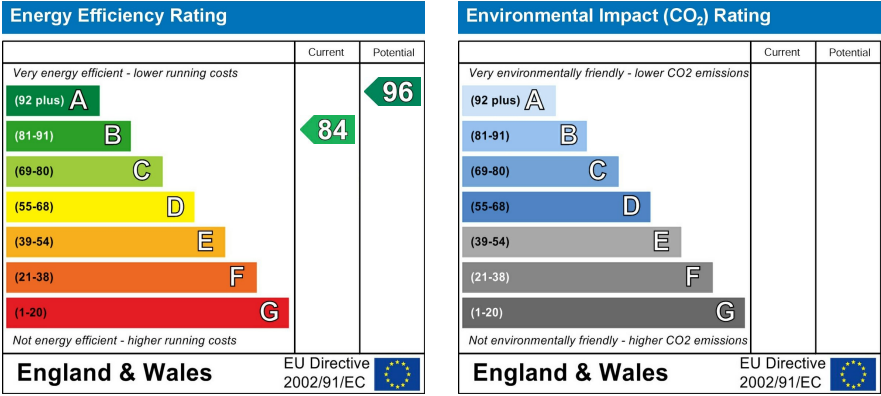
Ground Floor



First Floor

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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VIEWING

Please contact us on 01642 248248 if you wish to arrange a viewing or would like more information.

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