



Fairstone Avenue, Fairfield, Stockton-On-Tees, TS19 7NB

This spacious three bedroom semi-detached bungalow, with an impressive loft conversion, is situated in a cul-de-sac position in a popular area of Fairfield.

The ground floor features a spacious entrance hallway with a storage cupboard, leading to a large lounge with an attractive electric log burner-style fireplace. The kitchen is equipped with a range of fitted units, integrated appliances, including a double oven, gas hob, dishwasher, washing machine, fridge, and upgraded worktops. A rear lean-to, with uPVC windows and doors, provides access to the the enclosed rear garden and detached garage. The downstairs layout also includes two double bedrooms with built-in wardrobes, a study with stairs to the loft room, and a family bathroom with a shower over the bath.

A standout feature of the home is the loft conversion, offering a generous master bedroom with three Velux windows, a modern en-suite shower room with a large walk-in shower, and there is ample eaves storage.

The property benefits from gas central heating, oak-style internal doors, and uPVC double glazing throughout. Outside, the front of the property features a low maintenance garden and block-paved driveway for two cars, leading to gates and a further drive/hardstanding area to the side of the bungalow, with the garage behind. The rear garden is enclosed and designed for easy maintenance with an artificial lawn.

Conveniently located near highly regarded schools, Stockton Sixth Form College, local shops, a petrol station, and with easy access to bus routes and the A66, this property offers an excellent combination of comfort, space and practicality which will appeal to a variety of buyers.

Offers In The Region Of £235,000



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HALL

LOUNGE

11'4" x 15'2" (3.45m x 4.62m)

KITCHEN

9'8" x 12'0" (2.95m x 3.66m)

LEAN TO

5'8" x 9'0" (1.73m x 2.74m)

BEDROOM TWO

10'10" x 13'4" (3.30m x 4.06m)

BEDROOM THREE

9'2" x 13'1" (2.79m x 3.99m)

BATHROOM

7'1" x 7'7" (2.16m x 2.31m)

STUDY

7'1" x 9'11" (2.16m x 3.02m)

LANDING

LOFT BEDROOM ONE

20'8" x 11'6" (6.30m x 3.51m)

EN-SUITE

5'7" x 11'6" (1.70m x 3.51m)

EXTERNAL GARAGE

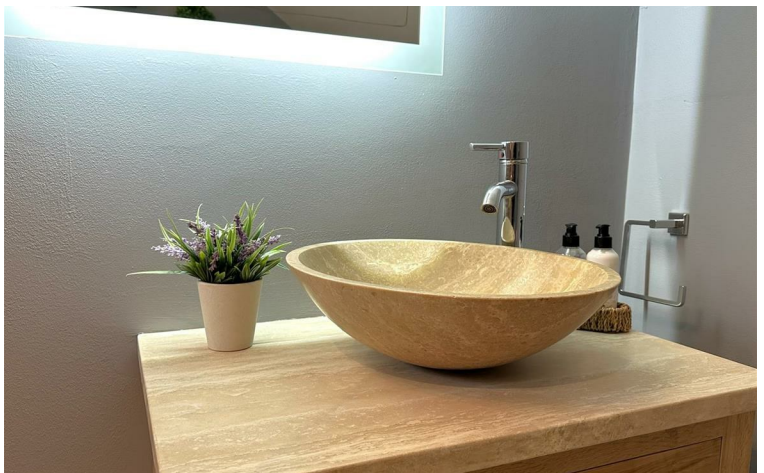
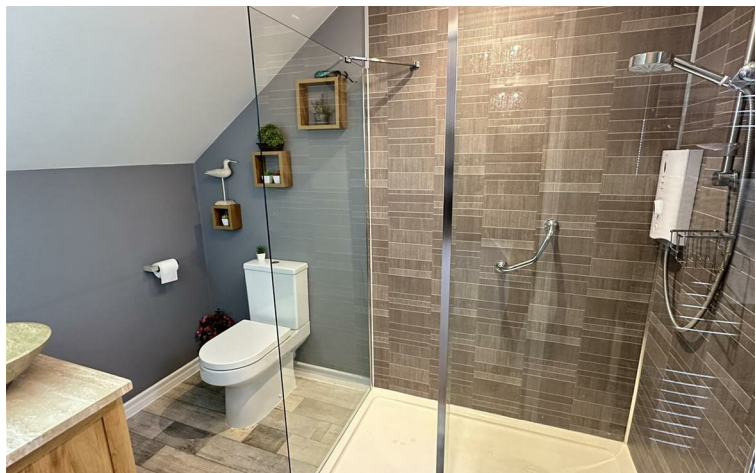
18'0" x 8'3" (5.49m x 2.51m)

AML PROCEDURE

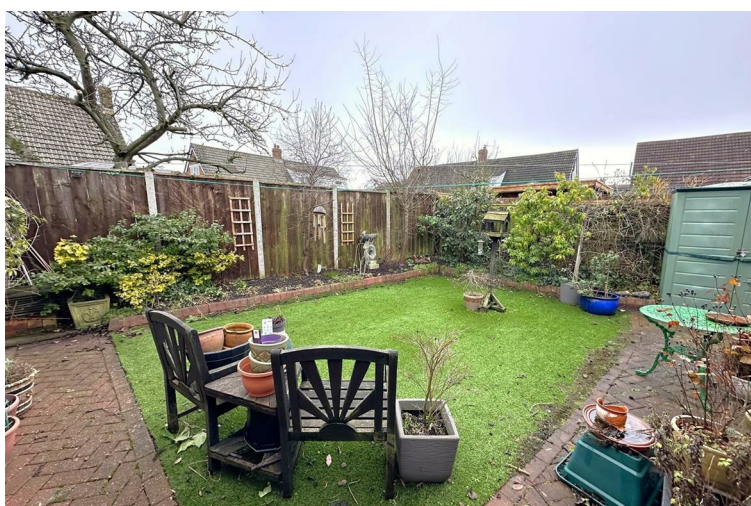
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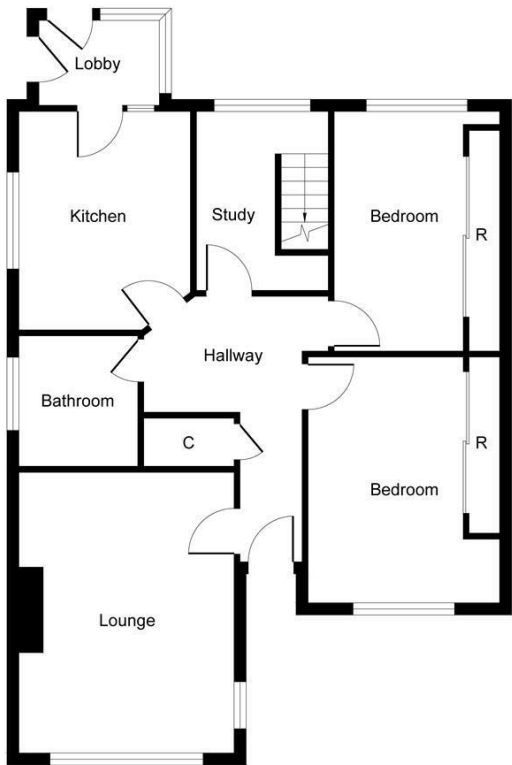
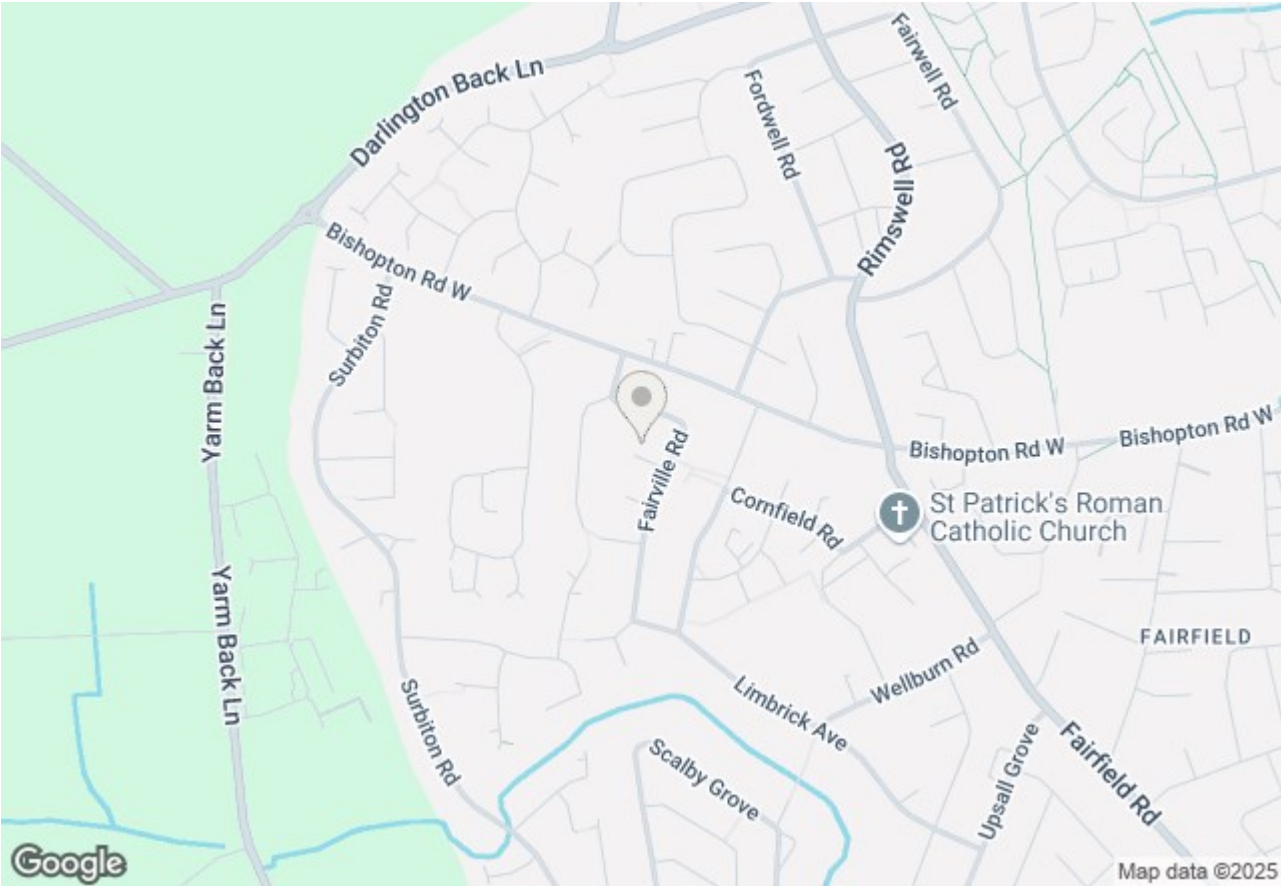
Tel: 01642 615657



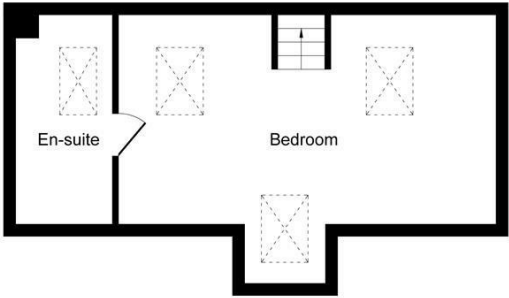
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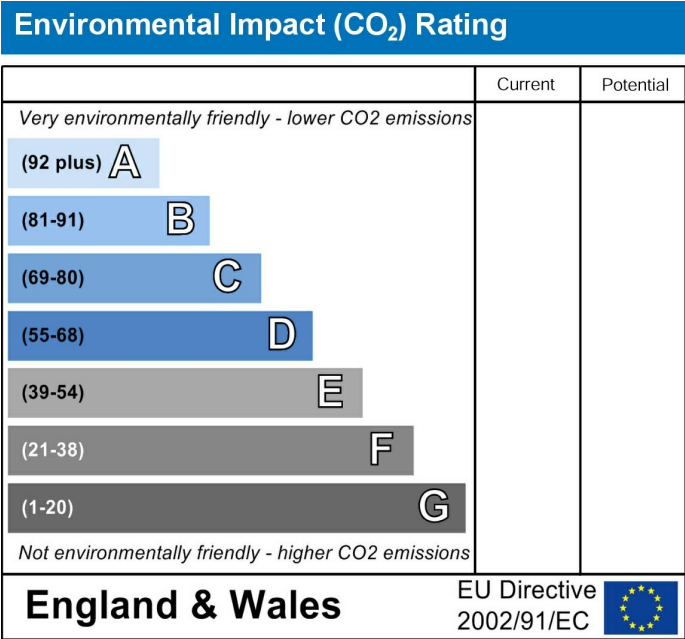
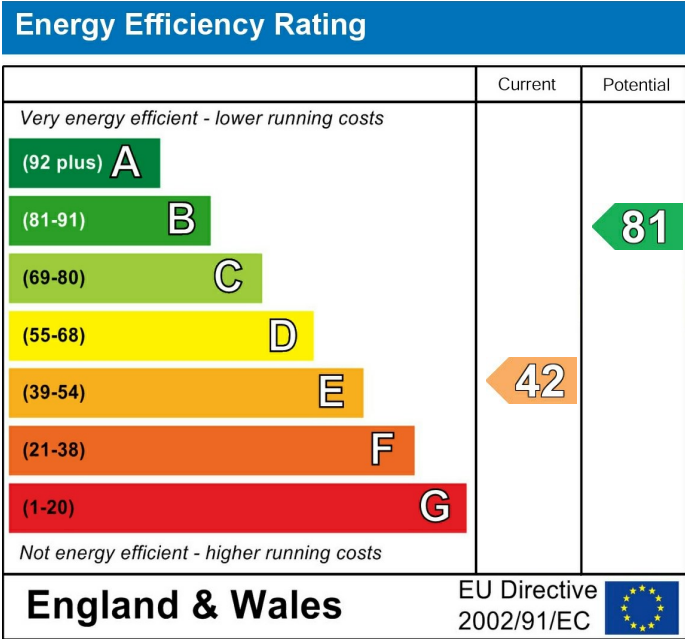


Ground Floor



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.



VIEWING
Please contact us on 01642 615657 if you wish to arrange a viewing or would like more information.

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