

Thorn Side, Ingleby Barwick



Offers Over £470,000

IH INGLEBY HOMES





Boasting a lovely 'tucked away' position within this sought after address, surrounded by similar impressive 'self-build' bungalows and houses, this large family home certainly merits closer inspection.

Sitting on a generous plot, with extensive, gated block-paved parking to the front, and lockable gated access either side to the large established rear garden which enjoys a sunny, southerly aspect, complete with brick-built outbuilding which would provide secure storage, or a perfect home bar, salon, or office, additional side shed.

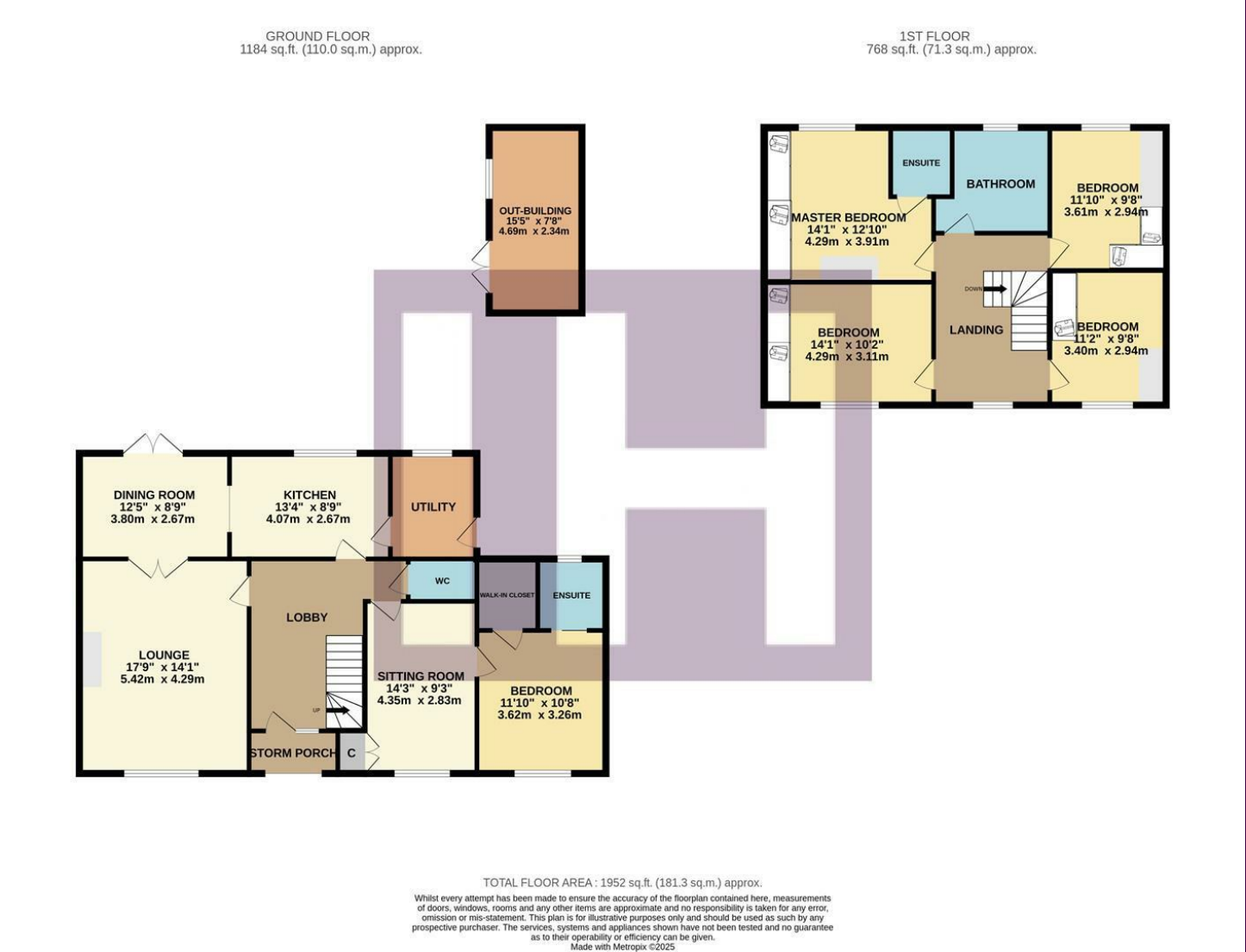
Internally, the property has seen significant recent improvement, which includes replaced oak doors, quality floorings, a fabulous refitted kitchen with 'Range' cooker and 'Range' sink unit, fitted robes/bedroom furniture, and modern refitted bathrooms, ground floor double bedroom with walk-in robe and ensuite - a flexible space that could be optimised to suit a new owner.



You arrive in to a stunning entrance lobby, with incorporated storage solutions under-stair, which leads to a generous lounge with media wall, separate dining room which is open-plan to the modern kitchen with coordinated utility off, a refitted cloakroom/WC, and the additional, afore mention sitting room, double bedroom and ensuite on the ground floor. The first floor brings four further double bedrooms, all complete with fitted robes and three with desk units, the 'Master' with ensuite, and separate four-piece suite family bathroom, all access from the feature large landing, with access to boarded loft via drop-down ladder.

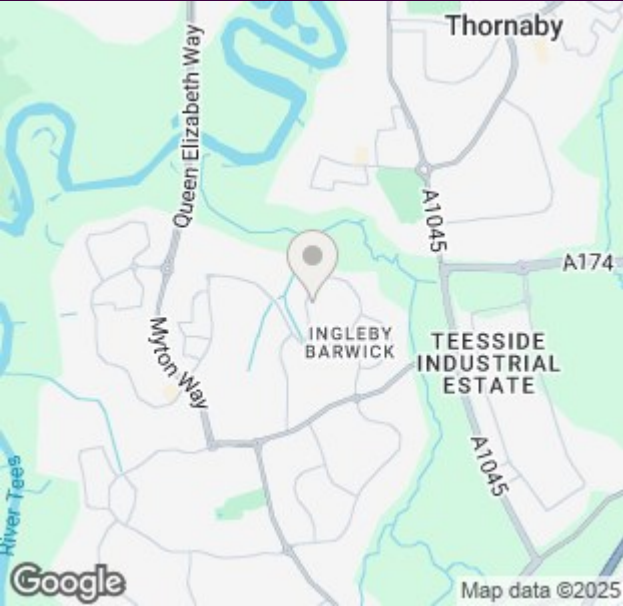
The property offers further potential to extend, with planning passed and architect drawings available.

The Layout



Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs					
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs					
England & Wales			England & Wales		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		

The Location



Council Tax Band: F
Tenure: Freehold



- A large, five bedroom 'Self-Build' property
- Envious plot with gated block-paved frontage and generous garden
- Much improved with significant recent upgrades
- Impressive refitted kitchen and refitted bathrooms
- Feature lobby and generous landing
- Must be viewed



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01642 671025

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