



Warwick Crescent, Billingham - TS23 4AH



In Excess of £110,000



Warwick Crescent

Billingham

This beautifully presented three-bedroom, one-bathroom mid-terraced house offers a perfect blend of modern style and practical living. The home welcomes you with a bright and spacious living room, complemented by a large bay window that fills the space with natural light. The open plan kitchen and dining area provides a contemporary setting for family meals or entertaining, boasting sleek modern kitchen units and ample countertop space. Vibrant accent walls and modern decor throughout the home create a stylish, inviting atmosphere. A dedicated home office provides an ideal space for remote work or study, benefitting from excellent natural light.

Upstairs, three well-appointed bedrooms feature striking feature walls, soft carpeting, and generous windows that ensure each room feels light and airy. The modern bathroom is finished with contemporary tiling, a sleek bath-tub with a shower screen, and a frosted window for privacy. Stepping outside, you'll find a spacious, low maintenance patio and garden, fully enclosed by privacy fencing - perfect for outdoor entertaining or relaxation. This property is ideal for families and first time buyers seeking comfort, style, and versatile spaces both inside and out.

Council Tax band: A

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D



Entrance Hall

Lounge

13' 3" x 15' 7" (4.04m x 4.75m)

Kitchen

7' 0" x 17' 4" (2.13m x 5.29m)

Dining Room

13' 7" x 10' 3" (4.15m x 3.12m)

Bathroom

6' 0" x 5' 10" (1.82m x 1.78m)

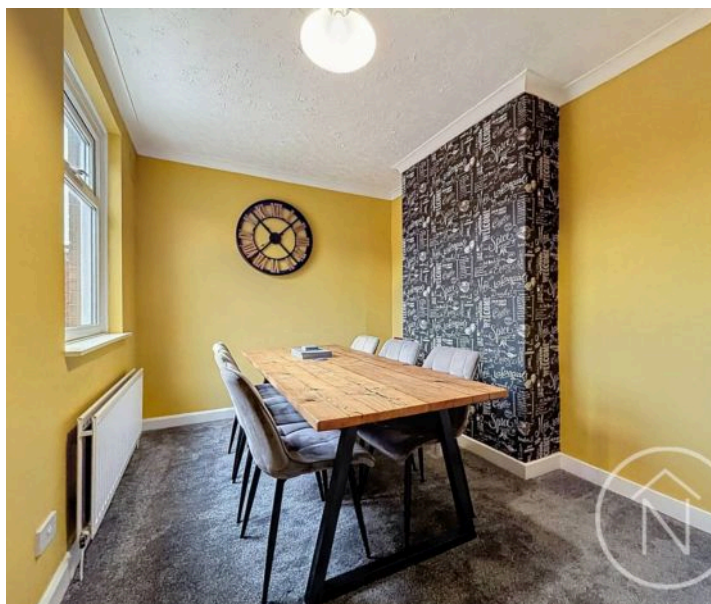
Bedroom 1

Bedroom 2

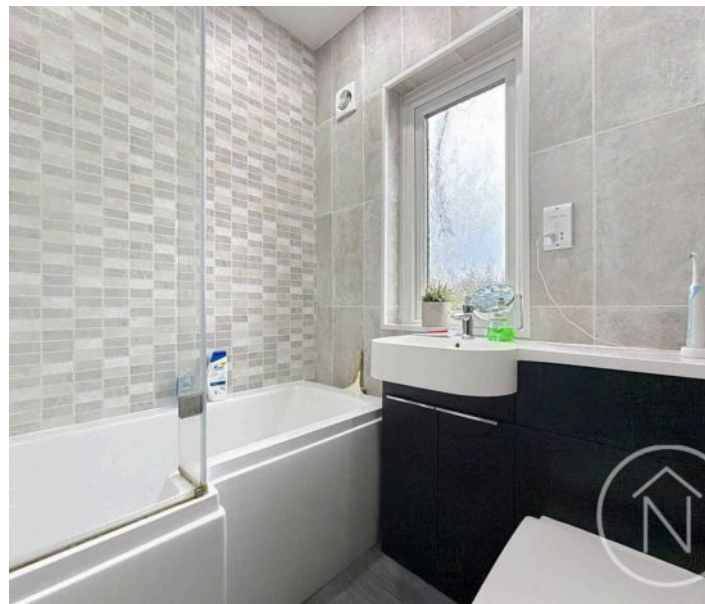
12' 2" x 8' 2" (3.72m x 2.48m)

Bedroom 3

7' 9" x 7' 10" (2.35m x 2.38m)



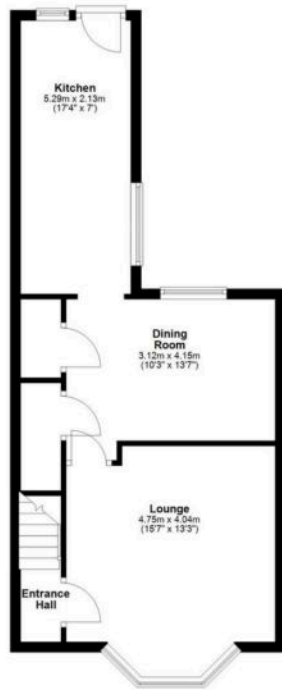
GARDEN





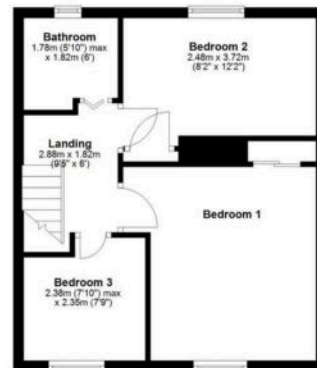
Ground Floor

Approx. 44.6 sq. metres (480.5 sq. feet)



First Floor

Approx. 36.6 sq. metres (394.3 sq. feet)



Total area: approx. 81.3 sq. metres (874.8 sq. feet)



Northgate - Teesside

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While we have made efforts to ensure the accuracy of the information provided in our sales particulars, please note that we have gathered this information from the seller. Should you require further details or clarification on any specific matter, we kindly request you to contact our office where we are ready to gather evidence or conduct further investigations on your behalf. It is important to note that Northgate has not tested any of the services, appliances, or equipment within this property. Therefore, we strongly recommend that prospective buyers arrange for their independent surveys or service reports before finalising the purchase of the property.