



23 Wharfdale Avenue, Billingham - TS23 1AX



Offers Over £190,000



23 Wharfdale Avenue, Billingham

This beautifully presented extended four-bedroom terraced house offers modern family living across a thoughtfully designed layout. The spacious open plan kitchen and dining area is a standout feature, boasting sleek modern units, integrated appliances, a central kitchen island, and elegant flooring, all illuminated by an abundance of natural light. The inviting living room provides a cosy atmosphere with a contemporary electric fireplace, built-in shelving, and striking decorative wall panelling. Each bedroom is bright and welcoming, featuring large windows and stylish lighting fixtures. The modern bathroom impresses with a freestanding bath-tub, walk-in shower, wall-mounted sink and toilet, stylish grey tiling, and feature lighting.

Additional benefits include a spacious, well-maintained west facing garden with a lush lawn and paved patio - perfect for entertaining, outdoor activities, or relaxing in privacy, thanks to mature borders and fencing. This property's brick exterior is complemented by a charming front garden and convenient off-road parking, enhancing both kerb appeal and every-day practicality. With contemporary finishes, abundant natural light, and ample built-in storage throughout, this home is ideal for families seeking comfort, style, and functionality.

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.

Council Tax band: B

Tenure: Freehold



Entrance Hall

Lounge

23' 5" x 11' 3" (7.14m x 3.43m)

Kitchen/Diner

23' 4" x 14' 5" (7.12m x 4.40m)

Landing

Bathroom

11' 0" x 6' 9" (3.35m x 2.06m)

Bedroom 1

15' 9" x 11' 1" (4.79m x 3.39m)

Bedroom 2

13' 7" x 11' 1" (4.15m x 3.39m)

Bedroom 3

Bedroom 4

16' 3" x 8' 4" (4.96m x 2.54m)





GARDEN

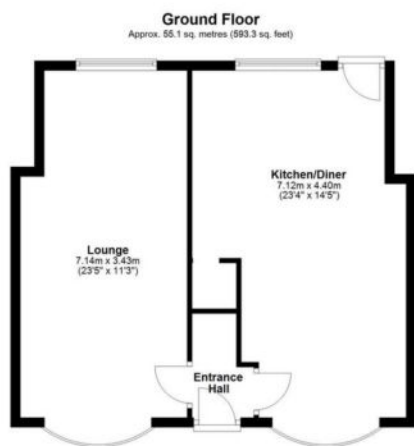
DRIVEWAY

1 Parking Space









Total area: approx. 112.3 sq. metres (1208.6 sq. feet)



Northgate - Teesside

8 Town Square, Billingham - TS23 2LY

01642 813222

billingham@northgates.net

www.northgates.co.uk/

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