



## 120 Mowbray Road

, Hartlepool, TS25 2NF

**Offers Over £146,500**



\*\*\* ATTENTION FIRST TIME BUYERS \*\*\*

Igomove are pleased to present to the market this lovely two/ three bedroom semi detached dormer bungalow located in the ever popular residential area of the Fens, this immaculately refurbished home offers several key desirable attributes including; two double bedrooms, lovely lounge, recently installed shower room, newly fitted contemporary kitchen diner, pristine gardens, driveway, garage, uPVC double glazing, newly installed gas central heating system, newly rewired, new carpeting throughout, impeccable decor throughout & would make for an ideal purchase for someone looking for low maintenance living, freehold. EPC RATING D



Well presented frontage, low maintenance garden, established shrubbery, long driveway to detached garage, front door into;

Entrance hall with stairs to the first floor accommodation, window to the front elevation, immaculately presented.

Newly fitted shower room which comprises shower enclosure, close coupled WC and pedestal wash basin in white porcelain with chrome fittings, chrome heated towel radiator, contemporary wall panelling.

Good size newly installed kitchen diner fitted with a selection of contemporary wall, base and drawer cabinets, complimentary heat resistant surfaces, integrated oven, integrated hob, designer inspired extractor hood, stainless one and a half bowl sink with chrome mixer tap, space for appliances, spotlights, under stairs storage cupboard, laminate flooring, impeccable decor, ample dining space, side elevation exterior access door.

Spacious lounge with French doors opening to the rear garden, flanked by full height windows providing natural light, pristine decor, laminate flooring.

Bedroom 3 with front elevation window, immaculately presented, could also be utilised as a large study.

To the first floor;

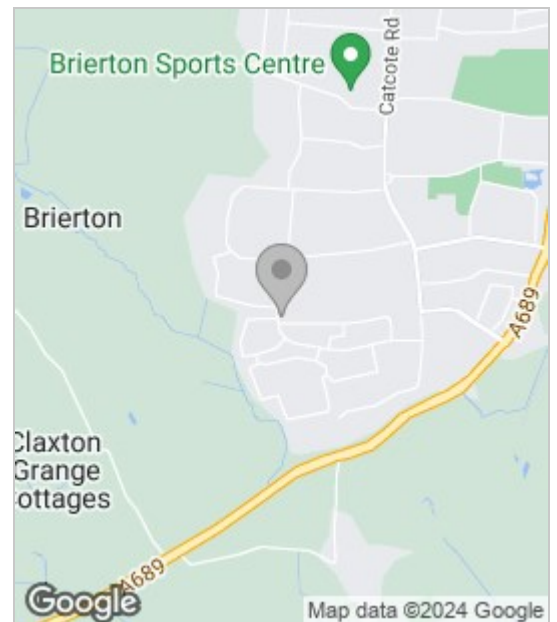
Bedroom one is a larger than average spacious double situated to the front elevation, pristine decor.

Bedroom two is a good size double with side elevation window, immaculately presented.

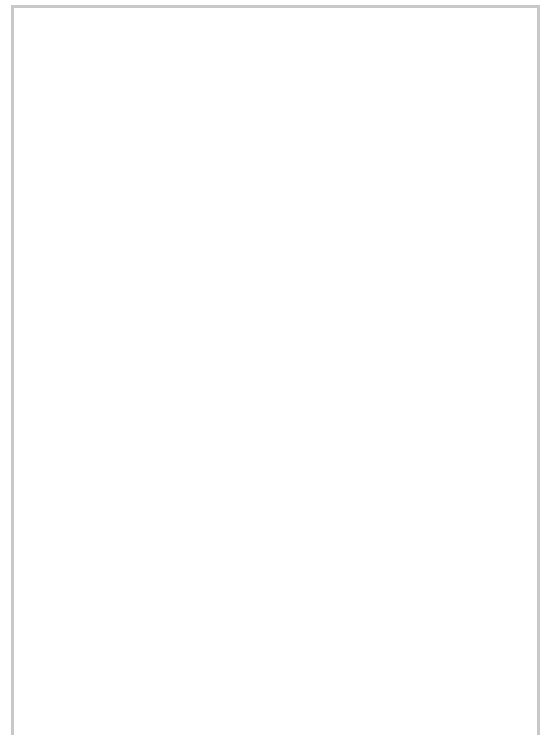
To the rear is an enclosed lawned garden which is not overlooked with fabulous Indian sandstone patio, mature hedges and established shrubbery.

Refurbished to a high standard and ready to move into with nothing to do, this pristine property is offered with vacant possession assured, contact the Igomove team to arrange your viewing.

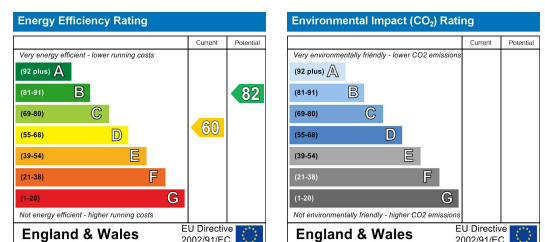
## Area Map



## Floor Plan



## Energy Efficiency Graph



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