



94 Hart Lane

, Hartlepool, TS26 0JN

Offers Over £145,000



Igomove are thrilled to present to the market this extended three bedroomed (with loft room) semi detached house located in a popular residential area, it offers a wealth of key desirable features such as; three well proportioned bedrooms plus large loft room, modern shower/wet room, large lounge diner, home office/snug, open plan kitchen diner, guest cloakroom, entrance hall, porch, rear garden, two vehicle driveway, Upvc double glazing, gas central heating via recently fitted boiler, fitted blinds, modern flooring, neutral decor, freehold.



Attractive facade, walled 2 car block paved driveway, porch entry.

Entrance hall with stairs to the first floor, under stairs storage cupboard, neutrally presented.

Spacious lounge diner with bow window to the front elevation, neutral decor, modern flooring, feature fireplace with marble heath and coal effect gas fire and with double doors into;

Excellent open plan kitchen diner with French doors which open to the rear garden fitted with a selection of base and drawer cabinets, complimentary surfaces, subway tiling, integrated gas hob, stainless sink with chrome mixer tap, space for fridge freezer, plumbing for washing machine, ample space to dine, half glazed rear access door.

Home office/ snug, a versatile additional room.

Guest cloakroom which comprises close coupled WC and pedestal wash basin, complimentary tiled backsplash.

To the first floor landing there is a side elevation window and access to;

Bedroom one is a large front aspect double, neutral decor.

Bedroom two is a further double situated to the rear, with storage, neutrally presented.

Bedroom three is of single proportions with front aspect views, neutral colour scheme.

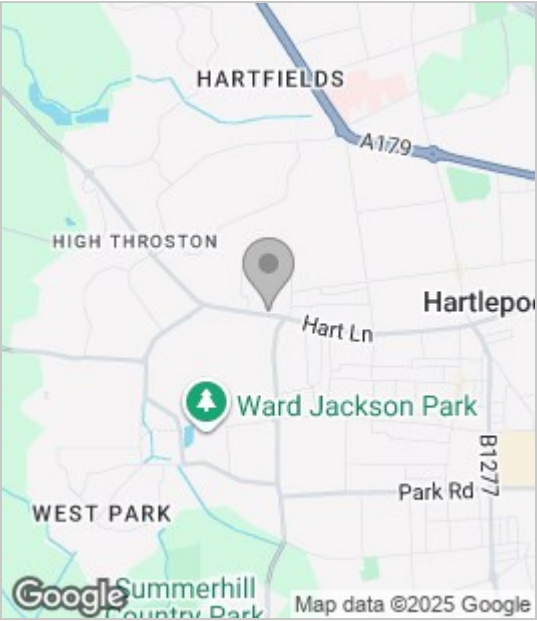
The modern wet room/shower room comprises large shower area, close coupled WC and pedestal wash basin, wall panelling and anti slip flooring.

To the second floor there is a large loft room with vaulted ceiling, eaves storage, 2 x Velux windows, laminate flooring, neutral decor.

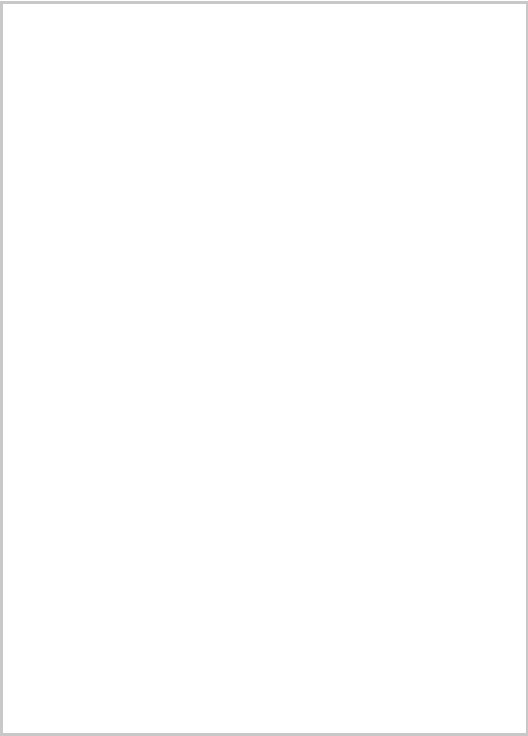
To the rear is an enclosed Mediterranean block paved garden, raised flower beds.

This well proportioned and extended abode is ready for immediate viewing, contact us at Igomove to view as soon as possible.

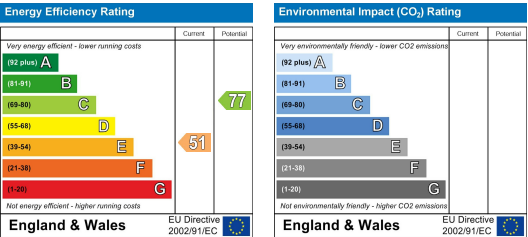
Area Map



Floor Plan



Energy Efficiency Graph



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