



57 Brentford Road

Norton, Stockton-On-Tees, TS20 2DW

Offers in the region of £100,000



WATCH THE VIDEO! For Sale With The Advantage Of No Chain & Vacant Possession -Welcome To This Charming Family Home Located On Brentford Road In The Picturesque Village Of Norton, Stockton-On-Tees. This Property Offers A Fantastic Investment Opportunity For Those Looking To Add Value Through Modernisation.

Boasting A Spacious Lounger/Diner, Three Bedrooms, And A Family Bathroom, This House Sits On A Generous Plot With A Driveway, Additional Off-Road Parking, And A Large Carport. The Private South-East Facing Garden Provides A Peaceful Retreat, Not Overlooked Or Backed Onto, Perfect For Relaxing Or Entertaining.

Internally, The Property Is Spacious Throughout, Offering Ample Living Space For Families Or Individuals. Additionally, The Part Boarded Loft Space Presents An Opportunity For Further Storage, Ideal For Keeping Your Belongings Organised.



Location

Attractively Positioned Within The District Of Norton. With Excellent Commuter Access Just Minutes Away Whilst Being Within A Short Drive Or Walk Of Some Of Stockton & Norton's Popular Bars & Restaurants, Sports Facilities And Its Renowned Tree-Lined High Street & Duck Pond.

ALDI, Darlington Ln - 4 Minute Drive
Asda, Bath Ln - 14 Minute Walk
Norton Green & Duck Pond - 5 Minute Drive
Norton Primary Academy, Berkshire Rd - 20 Minute Walk
North Shore Academy, Talbot St - 3 Minute Walk
The Highland Laddie - JD Wetherspoon - 20 Minute Walk
The Glebe Shops & The Centenary - 6 Minute Drive
Stockton High Street - 18 Minute Walk

Distance Times As Estimated By Google Maps.

Entrance Hallway

Entrance Leads To Lounge/Diner, Storage Cupboard/Access Door To The Kitchen, Staircase To The First Floor.

Lounge/Diner

Fireplace, uPVC Double Glazed Window, Radiator, Patio Doors Leading To The Lean To.

Kitchen

Fitted With A Range Of Base, Wall & Drawer Units, Work Surfaces Incorporating A Sink Unit & Mixer Tap, Space For Appliances, uPVC Double Glazed Window & Door, Radiator.

Lean To

Timber Structure, Power Outlet, Door Leading To The Garden.

First Floor Landing

uPVC Double Glazed Window, Storage Cupboard, Access To Bedrooms & Bathroom.

Bedroom One

uPVC Double Glazed Bow Window, Radiator.

Bedroom Two

uPVC Double Glazed Window, Radiator, Fitted Wardrobes.

Bedroom Three

uPVC Double Glazed Window, Radiator.

Family Bathroom

Fitted With A Three Piece Suite Comprising; Bath With Shower Over & Screen, Hand Wash Basin, W.C, uPVC Double Glazed Window, Radiator, Storage Cupboard Housing The Combi Boiler.

Loft Space

Partially Boarded & Insulated.

Energy Efficiency Rating TBC

The Full Energy Certificate Is Available On Request.

Property Information

Tenure: Freehold
Local Authority: Stockton Borough Council
Listed Status: Not Listed
Conservation Area: No
Tree Preservation Orders: None
Tax Band: B
Services: The Property Is Offered To The Market With All Mains Services And Gas-Fired Central Heating.
Broadband Delivered To The Property: Cable
Non-Standard Construction: Believed To Be Of Standard Construction
Wayleaves, Rights Of Way & Covenants: None Which Our Clients Are Aware Of
Flooding Issues In The Last 5 Years: None
Accessibility: Two Storey Dwelling. No Accessibility Modifications
Cladding: None
Planning Issues: None Which Our Clients Are Aware Of
Coastal Erosion: None
Coal Mining In The Local Area: None

Disclaimer

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While We Try To Be As Accurate As Possible With Our Sales Particulars, They Are Only A General Overview Of The Property. If There Is Anything In Particular That Is Important To You, Please Contact The Office And We Will Be Happy To Check The Situation For You, Especially If You Are Considering Traveling A Significant Distance To View The Property. The Measurements Provided Are Only For Guidance, Thus They Must Be Regarded As Inaccurate. Please Be Aware That Harper & Co Have Not Tested Any Of The Services, Appliances, Or Equipment In This Property; As A Result, We Advise Prospective Buyers To Commission Their Own Surveys Or Service Reports Before Submitting A Final Offer To Purchase. Money Laundering Regulations: In Order To Avoid Any Delays In Finalising The Sale, Intending Buyers Will Be Required To Provide Identification Documentation At A Later Time. Please Cooperate With Us In This Process.

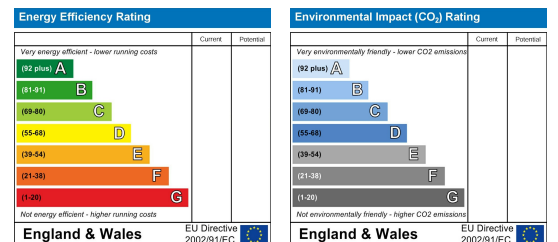
Area Map



Floor Plans



Energy Efficiency Graph



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