



**Brendon Crescent, Billingham TS23 2QT**

**welcome to**

**Brendon Crescent, Billingham**

charming three-bedroom semi-detached property presents an excellent opportunity for investors or buyers. Offers both comfort and potential, the first floor offers two generous double bedrooms, a cozy single bedroom, and a contemporary family bathroom.



### **Entrance Hall**

Entered via UPVC double glazed door, stairs to first floor, radiator, access to kitchen and living room.

### **Reception Room**

12' (max) x 15' 7" (max) ( 3.66m (max) x 4.75m (max) )  
Wooden single glazed window to front, radiator, blocked fireplace with surround and hearth, coved cornicing, ceiling rose, understairs storage.

### **Kitchen**

10' 1" (max) x 18' 1" (max) ( 3.07m (max) x 5.51m (max) )  
Peninsular island, single glazed wooden door and window to rear, radiator, cottage style wall and base units with laminate contrasting working surfaces with matching surrounds, integrated electric oven, integrated electric hob, 1 1/2 stainless steel sink with mixer tap, tiled splashbacks, space for integrated fridge/freezer, radiator, door leading to garden.

### **First Floor Landing**

#### **Bedroom 1**

12' 4" (max) x 12' 3" (max) ( 3.76m (max) x 3.73m (max) )  
Single glazed wooden window to front, radiator, built in wardrobes, coved cornicing, ceiling rose.

#### **Bedroom 2**

10' 9" (max) x 10' 3" (max) ( 3.28m (max) x 3.12m (max) )  
Single glazed wooden window to rear, radiator, built in wardrobes, coved cornicing.

#### **Bedroom 3**

9' 4" (max) x 7' 8" (max) ( 2.84m (max) x 2.34m (max) )  
Single glazed wooden window to front, radiator, bulkhead storage, coved cornicing.

### **Family Bathroom**

Low level low flush WC, panel bath with tiles around and wall mounted shower head, wash hand basin with individual taps, UPVC single glazed frosted window to rear, laminate flooring, radiator

### **Externally**

#### **Front Garden**

Gated driveway with parking for up to 5 cars down

the side of property, lawned area to front, mature hedges, concrete footpath leading to front door.

### **Rear Garden**

Raised decked seating area, gated access to driveway, personnel doors leading to garage, two outbuildings.

### **Garage**



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welcome to

## Brendon Crescent, Billingham

- NO ONWARD CHAIN
- THREE BEDROOMS
- CLOSE TO LOCAL AMENITIES
- MULTIPLE CAR DRIVEWAY
- SIZEABLE GARDEN

Tenure: Freehold EPC Rating: D

**£95,000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
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