



Belmont Gardens, HARTLEPOOL TS26 9LS

welcome to

Belmont Gardens, HARTLEPOOL

Step inside this charming and deceptively spacious, traditional, four bedroom, bay fronted mid terrace home. Generous living accommodation is offered throughout, with two inviting reception rooms perfect for both relaxing and entertaining.

Entrance Vestibule

Solid wood door to front , inner door to:-

Entrance Hall

Staircase to first floor, radiator.

Lounge

14' 3" into alcove x 12' 8" into bay (4.34m into alcove x 3.86m into bay)

Fireplace with gas fire, coved cornicing, built in storage to alcoves.

Dining Room

10' 8" maximum x 15' 6" maximum (3.25m maximum x 4.72m maximum)

Window and door to rear, coved cornicing, fireplace, shelving and storage to alcoves.

Breakfast Room

13' 8" x 8' 9" (4.17m x 2.67m)

Window to side, wall mounted gas fire, radiator.

Kitchen

17' 10" x 8' 9" (5.44m x 2.67m)

2 windows to side, french doors to rear, door to side, wall and base units with contrasting working surfaces and complementing splash back tiling, recess for white goods, stainless steel sink/drainers unit with mixer tap.

Half Landing

Access to:-

Bathroom

Pedestal wash hand basin, shower cubicle, storage cupboard housing boiler, bath, low level low flush WC, window to rear.

First Floor Landing

Fixed staircase leading to bedroom 4.

Bedroom 1

11' 2" excluding alcove x 15' 7" into bay (3.40m excluding alcove x 4.75m into bay)

Bay window to front, radiator.

Bedroom 2

11' 5" excluding wardrobes x 11' 6" (3.48m excluding wardrobes x 3.51m)

Window to rear, built in storage cupboard, dado rail, picture rail, radiator.

Bedroom 3

10' 1" x 6' 3" (3.07m x 1.91m)

Window to front, coved cornicing, radiator.

Second Floor

Bedroom 4





Externally

Front

Palisade, on street parking.

Rear Garden

Patio and lawn surrounded with mature trees and shrubbery, shared access alleyway.



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Belmont Gardens, HARTLEPOOL

- 2 RECEPTION ROOMS
- EXPANSIVE BREAKFASTING/ KITCHEN
- 4 BEDROOMS
- REAR GARDEN
- ON STREET PARKING

Tenure: Freehold EPC Rating: Awaited

Council Tax Band: B

£165,000



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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