



Laurel Gardens, Hartlepool TS25 4NZ

welcome to

Laurel Gardens, Hartlepool

Two-Bedroom First Floor Apartment in a Popular Assisted Living Development - No Onward Chain. This well-presented apartment offers comfort, convenience, and peace of mind!

Entrance Hall

under floor heating, two storage cupboards.

Lounge/Dining/Kitchen

11' x 25' 4" (3.35m x 7.72m)

French doors to front, balcony (living space/dining space)

Wall and base unit with contrasting working surfaces and composite splashbacks, built in oven, hob and hood, stainless steel sink/drainage unit with mixer tap.

Bedroom 2

11' 1" (max) x 7' 8" (max) (3.38m (max) x 2.34m (max))

Window to front.

Bedroom 1

14' 4" x 10' 3" (4.37m x 3.12m)

Window to front, access to wet room, wardrobes.

Wetroom

Wet room: Pedestal wash hand basin, low level low flush WC, under floor heating.

Parking

Resident car park to rear.

Additional Features

Lift access.





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Laurel Gardens, Hartlepool

- NO ONWARD CHAIN
- ASSISTED LIVING DEVELOPMENT
- FIRST FLOOR
- UNDER FLOOR HEATING
- ON SITE COMMUNAL FACILITIES

Tenure: Leasehold EPC Rating: C

Council Tax Band: B Service Charge: 3665.00

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 2010. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£80,000



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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Property Ref:
HAR119745 - 0004

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