



Gregory Gardens, Hartlepool TS25 4FE

welcome to

Gregory Gardens, Hartlepool

A modern and beautifully presented, two bedroom, semi-detached bungalow, ideally positioned within this popular over 55's residential development.

Entrance Hall

Composite door to front, window to front, double cupboard, radiator.

Lounge

13' 9" x 10' 4" (4.19m x 3.15m)
Window to front, radiator.

Kitchen / Diner

12' 9" maximum x 10' 3" maximum (3.89m maximum x 3.12m maximum)
Modern wall and base units with contrasting working surfaces and co-ordinating splashback, 1. 1/2 stainless steel sink drainer unit with mixer tap, built in oven, hob and hood, integrated fridge freezer and washing machine, cupboard housing boiler, spotlights, radiator, french doors to rear, window to side.

Bedroom 1

14' 8" including wardrobes x 10' 1" maximum (4.47m including wardrobes x 3.07m maximum)
Window to front, built in wardrobes, radiator.

Bedroom 2

11' 1" x 8' 6" maximum (3.38m x 2.59m maximum)
Window to rear, radiator.

Wet Room

Walk in shower cubicle, pedestal wash hand basin, low level low flush WC, extractor, window to rear, radiator.

Externally

Front

Lawn.

Rear Garden

Predominately laid to lawn, patio, slated seating area, planted borders, south facing.

Driveway

For 2 vehicles.





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Gregory Gardens, Hartlepool

- MODERN
- BEAUTIFULLY PRESENTED
- SOUTH FACING REAR GARDEN
- OVER 55'S RESIDENTIAL DEVELOPMENT
- EXCELLENT RANGE OF INTEGRATED APPLIANCES

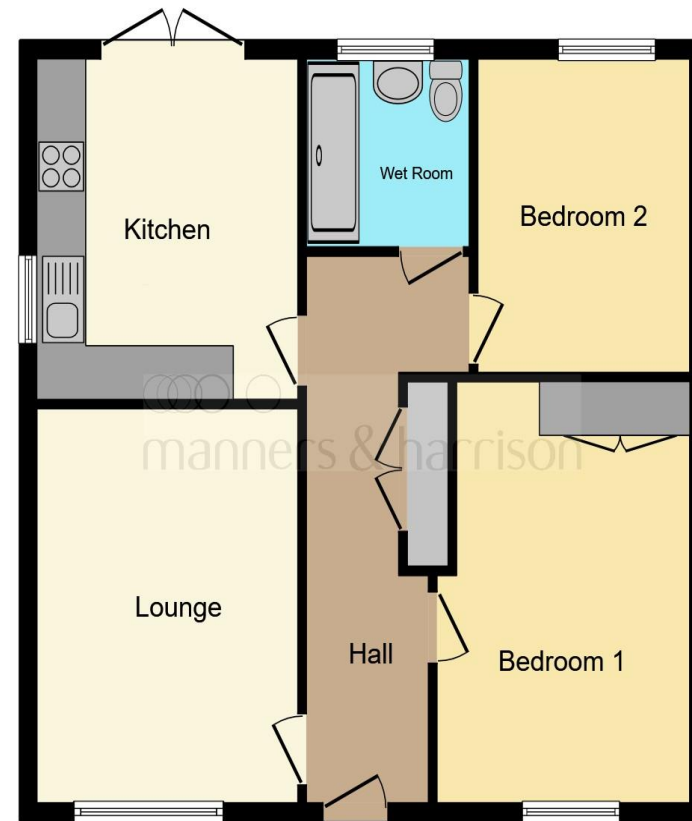
Tenure: Leasehold EPC Rating: B

Council Tax Band: B Service Charge: Ask Agent

Ground Rent: 3272.36

This is a Leasehold property with details as follows; Term of Lease 125 years from 22 Nov 2021. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£74,200



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:
HAR119930 - 0004

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