



Four Winds Court, Hartlepool TS26 0LP

welcome to

Four Winds Court, Hartlepool

A rarely available two bedroom duplex apartment located in the popular West Park area of Hartlepool. Features include private entrance, spacious accommodation and private balcony with electric canopy.

Entrance Lobby

Storage cupboard, electric meter, UPVC front door, radiator, staircase to First Floor, ceiling coving.

First Floor Landing

Radiator, ceiling coving, dado rail, staircase leading to Second Floor.

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Close coupled WC, pedestal wash hand basin, part tiled walls as splashback, double glazed window to front, mirrored wall mounted vanity unit.

Open Plan Lounge / Diner

18' x 16' (5.49m x 4.88m)

L shaped, double glazed sliding patio doors leading to a decked balcony area, which has an electric canopy over the patio doors providing shade, double glazed windows to rear, 3 x radiators, feature electric fire, ceiling coving, radiator, 2 TV points, telephone point.

Kitchen

7' 1" x 9' (2.16m x 2.74m)

Fitted with a range of wall and base units with a roll top surfaces, single drainer unit with stainless steel mixer tap with integrated waste disposal, built in oven split level to the hob which is a 4 ring with extractor hood above, plumbing for washing machine, plumbing for dishwasher, space for fridge freezer, part tiled walls as splashback, fluorescent light, wall mounted Worcester combination boiler, ceiling coving, double glazed window to front.

Second Floor Landing

Ceiling coving, access to roof void, built in double airing cupboard with shelving for storage.

Bedroom 1

13' 4" Into Bay x 7' 10" (4.06m Into Bay x 2.39m)

Double glazed window to front, built in vanity area with 2 drawers, radiator, built in wardrobes.

Bedroom 2

13' 4" x 10' 9" (4.06m x 3.28m)

Double glazed window to rear, built in vanity area with 2 drawers plus radiator beneath, wall mounted built in mirrored wardrobes, TV point, telephone point.

Shower Room

Close coupled WC, bidet with mixer tap, vanity unit wash hand basin with mixer tap, walk in shower cubicle with electric shower, tiled walls, radiator.



**Externally**

storage cupboard outside the front door, gas meter, water meter, communal refuse bins for rubbish, recycling and (except in winter) green waste.

Communal Gardens**Garage**

Single, up and over door.



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Four Winds Court, Hartlepool

- L SHAPED LOUNGE/ DINING ROOM
- BALCONY
- COMMUNAL GARDENS
- GARAGE IN SEPARATE BLOCK
- NO ONWARD CHAIN

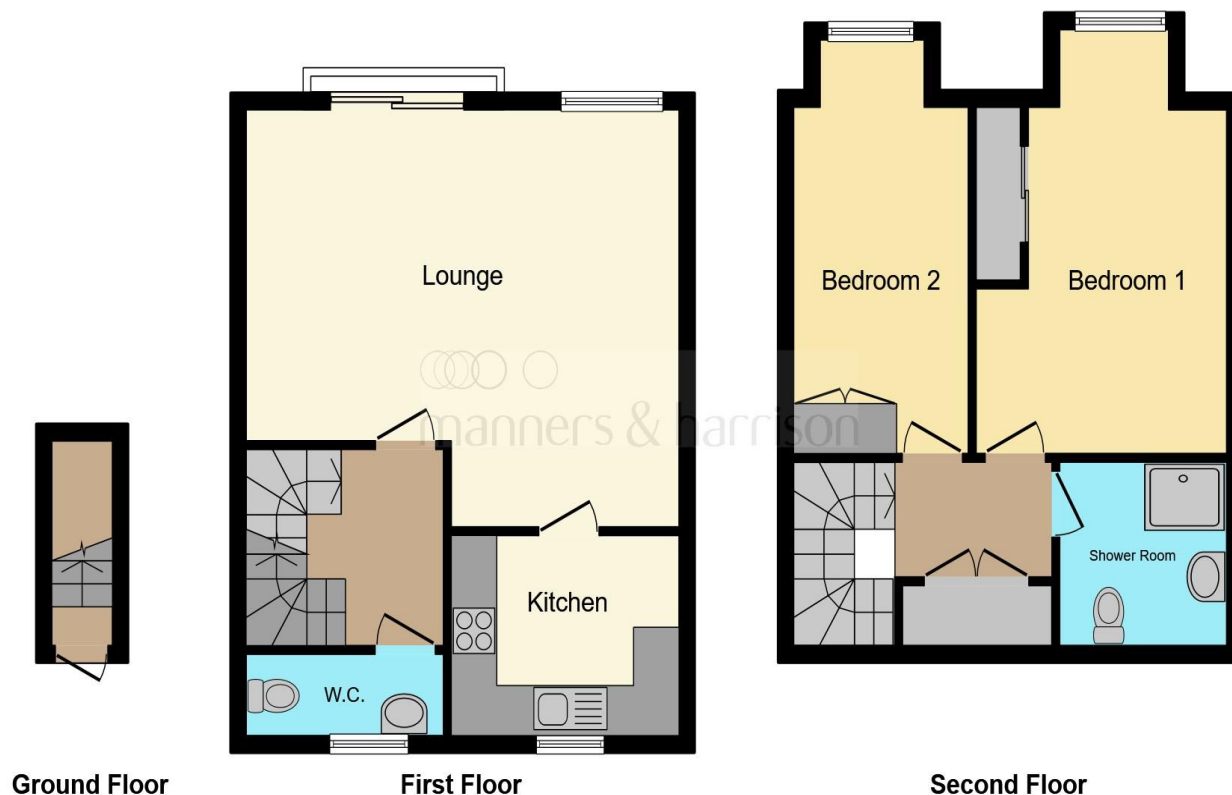
Tenure: Leasehold EPC Rating: C

Council Tax Band: D Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Jan 1984. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£135,000



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Property Ref:
HAR119172 - 0004

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manners & harrison



01429 261351



Hartlepool@mannersandharrison.co.uk



Shrewsbury House 129 York Road,
HARTLEPOOL, Durham, TS26 9DW



mannersandharrison.co.uk