



**Maria Drive, Stockton-On-Tees TS19 7JL**

**welcome to**

## **Maria Drive, Stockton-On-Tees**

Manners & Harrison are delighted to welcome to the market this three bedroom semi-detached family home situated on the popular Maria Drive, Stockton-On-Tees.

### **Entrance Porch**

Frosted window to front elevation and door through to hallway.

### **Hallway**

Stairs to first floor landing, radiator and cupboard housing meters.

### **Ground Floor Bathroom**

Three piece suite comprising wash hand basin, vanity unit, WC, window to side elevation, extractor fan and bath with overhead shower attachment.

### **Lounge**

10' 4" maximum x 21' 10" ( 3.15m maximum x 6.65m )  
Window to front elevation.

### **Kitchen**

6' 6" x 8' 1" ( 1.98m x 2.46m )  
Window to side elevation, electric oven, gas hob, stainless steel sink with mixer taps, range of units and plumbing for washing machine. Archway through to dining area.

### **Dining Room**

9' x 15' 1" ( 2.74m x 4.60m )  
Double doors leading to rear garden and window to rear elevation.

### **First Floor Landing**

Window to side elevation.

### **Bedroom One**

9' 8" x 13' 2" into wardrobes ( 2.95m x 4.01m into wardrobes )  
Window to front elevation, loft access, double wardrobes, single cupboard and radiator.

### **Bedroom Two**

11' 10" x 7' 11" ( 3.61m x 2.41m )  
Window to rear elevation, radiator and built in storage cupboard.

### **Bedroom Three**

8' 8" x 8' 10" ( 2.64m x 2.69m )  
Window to rear elevation and radiator.

### **Externally**

To the front of the property there is a laid to lawn garden and driveway. Laid to lawn garden to rear of the property with patio area, storage shed and enclosed via timber fence.





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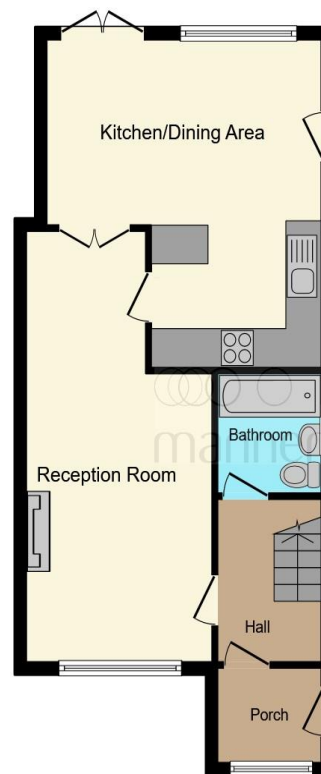
welcome to

## Maria Drive, Stockton-On-Tees

- IDEALLY SUITED TO A RANGE OF BUYERS!
- THREE BEDROOMS
- NO ONWARD CHAIN!
- DRIVEWAY
- FRONT & REAR GARDENS

Tenure: Freehold EPC Rating: D

**£155,000**



**Ground Floor**



**First Floor**

This floorplan 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 should not be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely on its own inspection(s). Plan produced for Manners & Harrison. Powered by www.focalagent.com

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Property Ref:  
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