



**Infinity View, Stockton-On-Tees TS18 2FN**

**welcome to**

## **Infinity View, Stockton-On-Tees**

Manners & Harrison are delighted to welcome to the market this outstanding four bedroom end townhouse with stunning views looking over the River Tees.

### **Entrance Hallway**

Stairs to first floor landing. Door to downstairs cloakroom/WC.

### **Downstairs Cloakroom/ Wc**

Low level WC, sink and radiator.

### **Office**

14' 7" x 9' 6" ( 4.45m x 2.90m )

### **Kitchen**

17' 2" x 16' 4" ( 5.23m x 4.98m )

Fitted with a range of wall and base units, bi-fold doors and window to rear elevation, sink and drainer unit, splash back tiles, extractor fan, gas hob, radiator, storage cupboard and space for dining table and chairs.

### **First Floor Landing**

Accessed via stairs from hallway. Radiator.

### **Lounge**

17' 2" maximum x 15' ( 5.23m maximum x 4.57m )

Bi-fold doors to rear elevation leading to balcony area with enclosed decking area and overlooking the barrage. Radiator.

### **Bedroom Two**

17' 2" x 15' 11" ( 5.23m x 4.85m )

Window to front elevation, walk-in wardrobe, radiator and door to en-suite.

### **En-Suite**

Suite comprising low level WC, shower cubicle, sink, radiator and splash back tiles.

### **Second Floor Landing**

Two storage cupboards.

### **Bedroom One**

17' 3" x 10' ( 5.26m x 3.05m )

Window to rear elevation, walk-in wardrobe and radiator. Door to en-suite.

### **En-Suite**

Suite comprising shower cubicle, low level WC, sink and radiator.

### **Bedroom Three**

13' 3" x 9' 6" ( 4.04m x 2.90m )

Window to front elevation and radiator.

### **Bedroom Four**

9' 5" x 7' 5" ( 2.87m x 2.26m )

Window to front elevation and radiator.

### **Bathroom**

Suite comprising bath, radiator, low level WC, sink and splash back tiles.





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## Infinity View, Stockton-On-Tees

- FOUR BEDROOMS
- LOUNGE WITH BALCONY
- OFFICE ROOM
- TWO EN-SUITES AND ONE BATHROOM
- FANTASTIC VIEWS OVERLOOKING THE INFINITY BRIDGE!

Tenure: Freehold EPC Rating: B

**£300,000**



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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manners & harrison



**01642 606161**



[Stockton@mannersandharrison.co.uk](mailto:Stockton@mannersandharrison.co.uk)



23 High Street, STOCKTON-ON-TEES,  
Cleveland, TS18 1SP



[mannersandharrison.co.uk](https://mannersandharrison.co.uk)

