



Robinson Grove, DL15 9GP
4 Bed - House - Semi-Detached
£159,950

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We have the pleasure of offering to the sales market with the benefit of no onward chain this exceptionally presented four double bedroom semi detached family home, which was constructed by Miller homes in 2006 To the Yarm specification and should more than suit the needs of modern day families having ample living accommodation throughout and good sized rear garden along with driveway and single garage.

The property has recently undergone a programme of modernising including professional decoration from top to bottom and upgraded electrics throughout. In brief the floor plan comprises of entrance hallway, family room/study, open plan lounge/ dining room, kitchen/breakfast room, useful utility room, cloakroom. To the first floor there are four good sized bedrooms, the master benefiting from an en-suite shower room and a separate family bathroom.

The gardens are in superb condition and have been designed for easy maintenance. To the front of the property there is an open plan lawn area while to the rear there is an enclosed garden with timber decking which has recently been professionally treated. To the rear of the property stands the driveway and single garage.

Robinson Grove is on a modern housing development and is close to all local amenities, schooling and bus routes.

An internal viewing comes highly recommended to fully appreciate this property which is immaculate condition throughout, contact Robinson's today to arrange yours.

Entrance Hallway

Via double glazed entrance door with stair case leading to first floor and central heating radiator.

Family Room

8'07 x 8'06 (2.62m x 2.59m)

With UPVC double glazed window to front aspect, central heating radiator.

Lounge/Dining Room

23'11 x 11'04 (7.29m x 3.45m)

With UPVC double glazed window to front aspect, UPVC double glazed french doors leading to rear garden, central heating radiator.

Kitchen/Breakfast Room

14'05 x 8'09 (4.39m x 2.67m)

With a range of well fitted wall,base and drawer units with complimenting work surfaces incorporating one and a half inset sink unit with mixer tap, four ring gas hob with oven below,chimney style extractor fan, integrated dishwasher, integrated fridge/freezer, tiled splash backs, central heating radiator, inset spotlights, under cupboard lighting, two double glazed windows to rear aspect.

Utility Room

With base units with complimenting work surfaces

incorporating inset sink unit with mixer tap,tiled splash backs, wall mounted gas boiler, space for automatic washing machine and tumble dryer, central heating radiator, tile flooring, door leading to rear garden.

Cloak room/W.C.

With low level w.c., wash hand basin, central heating radiator, tiled splash backs and extractor fan.

First Floor Landing

With loft hatch, central heating radiator and airing cupboard.

Bedroom One

12'02 x 8'10 (3.71m x 2.69m)

With UPVC double glazed window to front aspect, central heating radiator and spacious fitted wardrobes.

En-Suite Shower Room

With shower cubicle with mains shower attachment, wash hand basin with mixer tap, low level w.c., tiled splash backs, tiled flooring,extractor fan and frosted UPVC double glazed window.

Bedroom Two

14'10 x 8'11 (4.52m x 2.72m)

With UPVC double glazed window to front aspect, central heating radiator.

Bedroom Three

9'0 x 8'02 (2.74m x 2.49m)

With UPVC double glazed window to rear aspect, central heating radiator.

Bedroom Four

9'10 x 8'0 (3.00m x 2.44m)

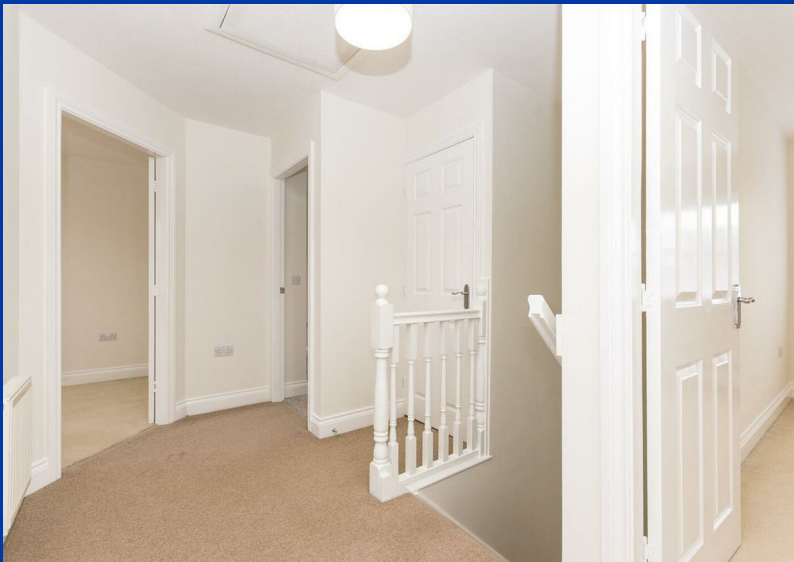
With UPVC double glazed window to rear aspect, central heating radiator.

Family Bathroom

With a well fitted three piece white suite comprising of panelled bath with mixer tap and shower attachment, wash hand basin with mixer tap, low level w.c., tiled splash backs, laminate flooring, central heating radiator and frosted UPVC double glazed window.

Outside

To the front of the property there is an easy to maintain garden which is mainly laid to lawn, has a paved walkway leading to the front of the property. The rear garden is enclosed by timber fencing and is mainly laid to lawn with the benefit of timber decking. There is a driveway leading to single garage. Security Alarm. Front and rear outdoor lighting.



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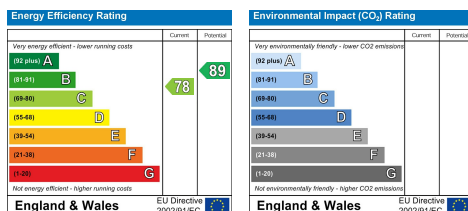
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Illustration for identification purposes only, measurements are approximate, not to scale. (ID439305)



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