



Bloomfield Drive, Wynyard Park, TS22 5FA  
4 Bed - House  
£385,000

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# Bloomfield Drive

## Wynyard Park, TS22 5FA

Welcome to 2 Bloomfield Drive, Wynyard Park,- a charming property that exudes elegance and comfort, beautifully decorated in neutral and classic deco. The former show home by Story Homes, built to the Boston design, boasts twin bay windows on the front elevation. This generous 4 bedroom detached house has many upgrades throughout, along with the additional touches by the current vendor, make this home truly special. The porcelain wood grain effect tiling from the hallway to the open-plan breakfasting kitchen and utility area adds a touch of elegance. The bright and spacious lounge features a feature bay window and a contemporary wall-mounted fire. The updated kitchen includes high-gloss units with contrasting quartz work surfaces, along with built-in appliances like an oven, grill, microwave, hob, fridge, freezer, dishwasher, and an instant boiler tap. The bi-fold doors open onto the rear patio and garden, creating a seamless indoor-outdoor flow. The utility room and courtesy door to the single integral garage add practicality. Upstairs, the master bedroom boasts mirrored built-in wardrobes and a feature bay window with a pleasant aspect along with a fully tiled en-suite. Bedroom 2 and Bedroom 3 also have fitted wardrobes. The fully tiled family bathroom offers both bathing and separate shower facilities. Outside, the large block-paved drive, single garage, and landscaped rear garden with a raised decked pergola area complete this delightful home.























#### **AGENTS NOTES:-**

- \* Fully UPVC Double Glazing
- \* Gas fired central heating via radiators
- \* All main services
- \* EER: B83
- \* Security system installed.
- \* Under NHBC Warranty.
- \* Council Tax band:- F Stockton
- \* Water Softener installed.
- \* Garage with fitted units and additional fridge, freezer.
- \* Boarded loft.
- \* Electric charging point.

The property is subject to a community charge of £395 inc VAT per annum to cover the cost of security services and the maintenance of public open spaces and woodland fringes.

#### **LOCATION:**

Firmly established as one of the North East's most exclusive addresses, Wynyard offers all the attributes of rural life with the benefit of easy access to urban centres. Set in attractive countryside, it offers tranquillity and a real getaway within a thriving, private community. At the heart of Wynyard is a traditional village centre with a pub, restaurant, store and scenic duck pond all surrounded by mature trees and beautiful landscaping. Miles of walking trails and bridleways can be found around the village, together with championship golf courses make it the perfect location for enjoying the outdoors. The breathtaking North York Moors and Cleveland Hills are just a short drive away and easy access is provided by the A19 to the region's urban centres including Middlesbrough, Durham and Sunderland.

#### **VIEWINGS:-**

Via Robinsons Regency & Rural

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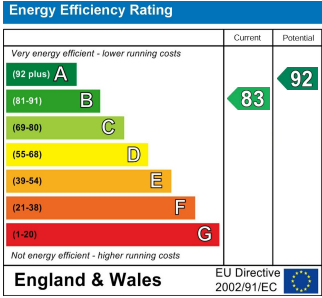
Email: [info@robinsonswynyard.co.uk](mailto:info@robinsonswynyard.co.uk)











For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings, if there are important matters which are likely to affect your decision to buy, please contact us before viewing the property. Robinsons can recommend financial services, surveying and conveyancing services to sellers and buyers. Robinsons staff may benefit from referral incentives relating to these















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