



Inglebys

Estate Agents



3 Day Terrace

Brotton, TS12 2PH

£140,000



Welcome to this charming property located on Day Terrace in the picturesque village of Brotton, Saltburn-By-The-Sea. This delightful house boasts two reception rooms, perfect for entertaining guests or simply relaxing with your loved ones. With four spacious bedrooms, there is ample space for a growing family or for those who enjoy having a home office or hobby room.

Situated in the heart of Brotton, residents can enjoy the tranquillity of village life while still being within easy reach of local amenities and the stunning coastline of Saltburn-By-The-Sea.

Don't miss out on the opportunity to make this house your own and create lasting memories in this beautiful corner of England. Contact us today to arrange a viewing and take the first step towards owning your dream home on Day Terrace.



Tenure: Freehold
 Council Tax: Redcar & Cleveland, Band A
 EPC Rating: E

Entrance Hallway

Under-stair storage cupboard.
 Laminate flooring.

Living Room 11'11" x 14'8" (3.64 x 4.49)

Double glazed window to the front aspect.
 Traditional cast iron open fire.
 Laminate flooring.

Dining Room 11'3" x 21'11" (3.44 x 6.69)

Open fireplace with a tiled back and hearth.
 uPVC patio doors to the rear external.

Kitchen 11'10" x 8'4" (3.62 x 2.56)

Double glazed window to the side aspect.
 A range of fitted wall and base units with roll top work surfaces.
 Range-style cooker.
 Stainless steel sink unit with mixer tap.
 Cupboard housing a Main combination boiler.
 Ceramic tiled flooring.

Inner Hallway

uPVC door to the rear external.
 Plumbing for a washing machine.

Ground Floor Bathroom/WC 8'5" x 5'9" (2.58 x 1.76)

Frosted, double glazed window to the side aspect.
 A four piece bathroom suite comprising of a low level WC, pedestal wash basin, corner bath and a glass shower cubicle.
 Chrome towel rail.
 Half tiled walls.
 Laminate flooring.

Bedroom One 12'11" x 11'7" (3.96 x 3.54)

Double glazed window to the rear aspect.
 Cast iron fireplace.
 Laminate flooring.

Bedroom Two

Double glazed window to the front aspect.
 Traditionally styled cast iron fireplace.
 Laminate flooring.

Bedroom Three 6'4" x 9'8" (1.94 x 2.96)

Double glazed window to the front aspect.

Attic Room 14'4" x 16'10" (4.39 x 5.15)

Velux window.
 Storage cupboard to the eaves.

First Flooring Landing

Double glazed window to the front aspect.
 Storage cupboard.
 Laminate flooring.

External

To the front of the property is a lawned garden, enclosed by a hedge border.
 To the rear is an enclosed, paved courtyard.

Disclaimer

Please note that all measurements contained in these particulars are for guidance purposes only and should not be relied upon for ordering carpets, furniture, etc. Anyone requiring more accurate measurements may do so by arrangement with our office.

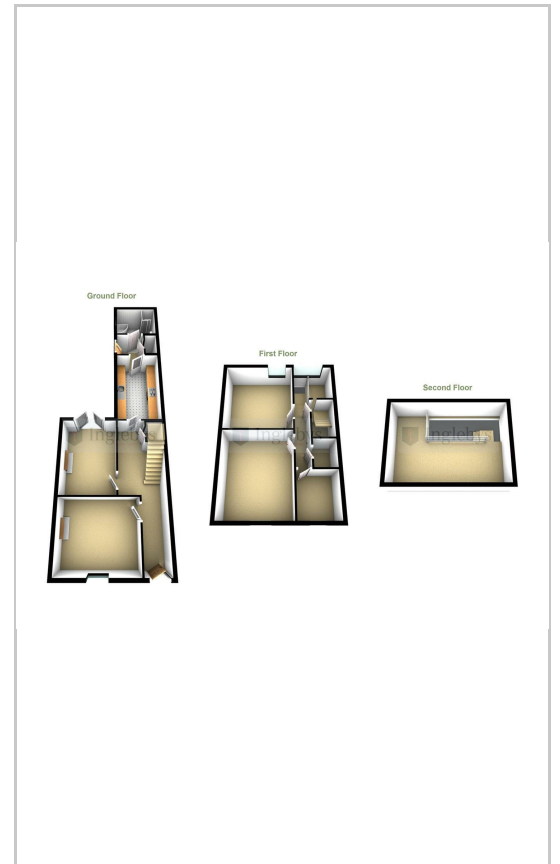
Our description of any appliances and / or services (including any central heating system, alarm systems, etc.) should not be taken as any guarantee that these are in working order. The buyer is therefore advised to obtain verification from their solicitor, surveyor or other qualified persons to check the appliances / services before entering into any commitment.

The tenure details and information supplied within the marketing descriptions above are supplied to us by the vendors. This information should not be relied upon for legal purposes and should be verified by a competent / qualified person prior to entering into any commitment.

Area Map



Floor Plans



Energy Efficiency Graph

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			79
(55-68) D		49	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.