



Inglebys

Estate Agents



Windsor Hall Windsor Hall, Windsor Court

Windsor Road Saltburn-by-the-sea, TS12 1AU

Offers In Excess Of £750,000



Directly in the heart of Saltburn's Town Centre, a simply stunning, unique family home boasting open-plan ground floor, private outdoor space & secure off-street parking via driveway & garage.



Nestled in the heart of Saltburn's Town Centre, Windsor Hall presents a unique opportunity to own a truly stunning, one of a kind 3-bedroom family home. This exceptional property includes secure off-street parking with driveway to the front & garage to the rear - a rare very rare find this close to the Town Centre.

As you step inside, you are greeted by a breathtaking open-plan ground floor, with Kitchen, Dining & Family Living areas, perfect for modern living and entertaining guests alike. The galleried landing with balcony overlooking the ground floor along with Juliet balconies to the side & rear aspects adds a touch of elegance and sophistication to the property, creating a sense of space and light throughout the home.

With 4 bathrooms, including en-suites for each bedroom supplying added privacy and comfort, this unique family home offers practicality alongside its undeniable charm. The property's prime location in Saltburn Town Centre means that amenities, shops, and the beach are all within easy reach, making it an ideal choice for families or those looking for a vibrant coastal lifestyle.

Don't miss out on the chance to make Windsor Hall your new home - a rare gem in an enviable location that offers both style and convenience.

Tenure: Freehold.

Council Tax Band: Redcar & Cleveland Borough Council. Band-E.

EPC Rating: Awaiting New Certificate

Entrance Hall 7'8" x 4'10" (2.34m x 1.49m)

Double oak doors open from the front elevation. Tiled floor. Bench seat. Composite anthracite grey hardwood double glazed window to the front aspect. Under-floor heating. Access to Ground-Floor W/C, and oak glazed wooden doors open to the open-plan Kitchen, Dining & Family Area.

Kitchen, Dining & Family Area 35'10" x 31'1" (10.94m x 9.48m)

A breathtaking open-plan Kitchen, Dining & Family Area flooded with natural light from the balcony above, and with aluminium tri-folding doors to the rear. A range of gloss black wall, base & drawer units with matching centre island / breakfast bar and storage below. Granite Quartz worktops incorporating sink with drainer grooves & chrome mixer tap. Space for Rangemaster cooker. Integrated coffee machine & dishwasher. Space for American fridge / freezer. Under-counter & kickboard lighting. LED downlighting. 3x hardwood double glazed windows to the side aspect. Stairs leading to the first floor. Under-floor heating. Under-stairs storage cupboard. Access to the Utility Room.

Utility Room 8'4" x 6'1" (2.55m x 1.86m)

Plumbing for washing machine & space for tumble dryer. Wall & base units. Stainless steel sink with mixer tap. Under-floor heating.

Ground-Floor W/C 5'9" x 4'10" (1.76m x 1.49m)

Low-level W/C. Hand basin in vanity unit. Hardwood double glazed window to the front aspect. Tiled floor. LED downlighting. Under-floor heating.

First Floor

Staircase to the landing with LED low-level lighting.

Galleried Landing

With a glass canopy roof and Velux windows above the staircase, the landing is flooded with natural light which carries down to the ground-floor due to the glass balcony around the landing area. Juliet balcony to the rear aspect. LED downlighting. Carpeted. Chandelier above the balcony.

Bedroom One 18'6" x 15'8" (max) (5.65m x 4.78m (max))

2x hardwood double glazed sash windows to the front aspect. Carpeted. Radiator. Wooden glazed French doors open up to a private balcony to the front aspect. Access to Dressing Room & En-Suite.

Bedroom One Dressing Room 11'4" x 6'6" (3.47m x 2.00m)

Clothing rails & shelving.

Bedroom One En-Suite 11'4" x 10'5" (3.47m x 3.19m)

Freestanding rolltop bathtub. Low-level W/C. Pedestal hand basin. Walk-in double shower cubicle. Mosaic tile effect vinyl flooring. Tiled walls. Velux window to the side aspect. LED downlighting. Chrome heated towel rail.

Bedroom One Private Balcony

Overlooking the front elevation of the property. Tiled floor. Tinted privacy glass & wall lighting.

Bedroom Two 17'1" x 12'8" (max) (5.21m x 3.88m (max))

Carpeted. Juliet balcony overlooking the rear courtyard. LED downlighting. Radiator. Hardwood double glazed window to the rear aspect. Access to En-Suite.

Bedroom Two En-Suite 7'8" x 6'8" (2.36m x 2.05m)

Corner walk-in shower cubicle. Low-level W/C. Hand basin in vanity unit. Velux window. Chrome heated towel rail.

Bedroom Three 11'5" x 11'4" (3.49m x 3.47m)

Carpeted. Juliet balcony to the rear overlooking the courtyard. Radiator. Velux window. Access to En-Suite.

Bedroom Three En-Suite 11'4" x 5'10" (3.47m x 1.79m)

Walk-in double shower cubicle. Pedestal hand basin. Low-level W/C. Chrome heated towel rail. Velux window.

External

Front Elevation

Slate paved patio / driveway with double gates opening to the street.

Rear Elevation

Stone paved enclosed courtyard with colour changing ground uplighting. gated access to the alley, and courtesy door to the garage.

Garage 17'1" x 13'0" (5.21m x 3.97m)

Electric 'Up & Over' door opening to the rear alley.

Disclaimer

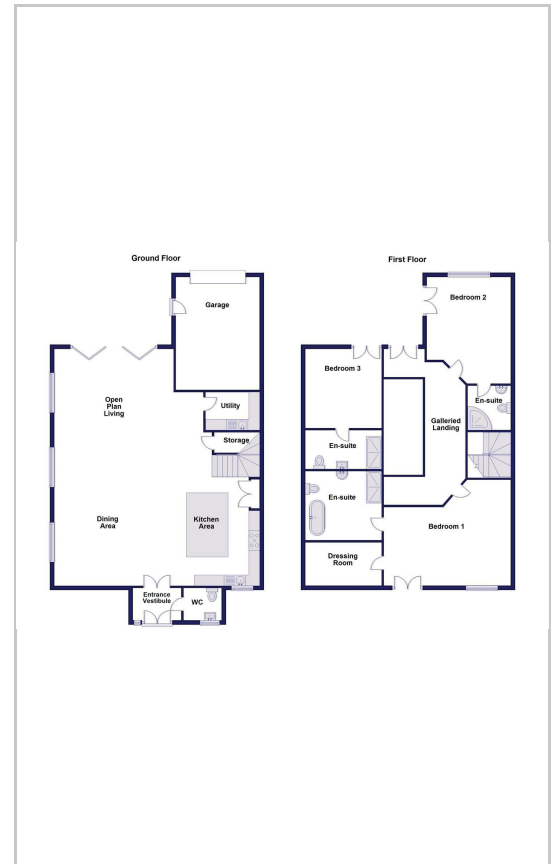
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Our description of any appliances and / or services (including any central heating system, alarm systems, etc.) should not be taken as any guarantee that these are in working order. The buyer is therefore advised to obtain verification from their

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		
(55-68) D		
(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.

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