



42 Wicklow Street , Middlesbrough, TS1 4RG

Offers Over £70,000



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Entrance

3'9" x 2'11" (1.14m x 0.89m)

Entering Through a wooden external door you are greeted by an ample size entrance with white walls and modern grey carpet,

Hallway

9'0" x 2'6" (2.74m x 0.76m)

A luminous corridor welcomes you, ushering your arrival into the twin welcoming chambers that beckon with open arms. It extends an invitation upwards, guiding you to ascend the stairway towards the first floor. Within this sanctuary, the walls are adorned with a pristine coat of cream paint that reflects and enhances the light, while the floor is embraced by a grey carpet. A discreet yet efficient radiator stands guard, offering a gentle embrace of warmth to all who enter this serene space.

Reception Room One

11'3" x 7'10" (3.43m x 2.39m)

The initial gathering space greets you at the forefront of the abode, bathed in a cascade of natural light through a grand bay window, accompanied by a warm embrace from the strategically placed radiator. The ambiance of the room is one of comfort and intimacy, offering ample space for an expansive L-shaped sofa to anchor the room, while leaving room for an assortment of compact storage pieces to tuck away life's necessities.

Reception Room Two

12'6" x 12'5" (3.81m x 3.78m)

The second reception room, nestled quietly at the back of the home, offers an inviting space that is ideally suited for an elegant dining area, thanks to its convenient proximity to the kitchen. The dimensions of this room are generously expanded, taking full advantage of the area beneath the staircase, which provides additional spaciousness. The room is adorned with pristine white walls that reflect the natural light streaming in through the large UPVC double-glazed window, creating a bright and airy atmosphere. A modern radiator ensures the space remains comfortably warm, completing the room's welcoming ambiance.

Kitchen

8'0" x 7'9" (2.44m x 2.36m)

The kitchen, designed for effortless upkeep, boasts contemporary wall cladding and sleek tiles that not only facilitate simple cleaning with a quick wipe down but also enhance the room's aesthetic appeal. It offers an ideal balance of ample storage cabinets and generous worktop surfaces that invite the preparation of sumptuous family feasts. This culinary space features durable laminate flooring and is bathed in natural light streaming in from two UPVC double-glazed windows positioned thoughtfully on the side and rear walls. The seamless transition to the outdoor rear yard is provided by a pristine white door, which stands as a charming exit point from this warm and inviting kitchen.

Landing

2'10" x 5'5" (0.86m x 1.65m)

The landing gains access to the two spacious bedrooms, family bathroom and loft space.

Bedroom One

10'1" x 12'4" (3.07m x 3.76m)

The initial sizable double bedroom is situated at the forefront of the home, offering an expansive area that comfortably accommodates substantial storage furnishings and a generously-sized bed. This inviting space is bathed in natural light streaming through a UPVC double-glazed window and is kept cozy with the warmth emitted from a well-placed radiator.

Bedroom Two

9'8" x 6'6" (2.95m x 1.98m)

The second bedroom, a generously sized space situated at the back of the property, is well-appointed to comfortably accommodate a double bed and ample storage solutions. It features a large UPVC double-glazed window

that bathes the room in natural light, complemented by a radiator to ensure a cozy and warm atmosphere.

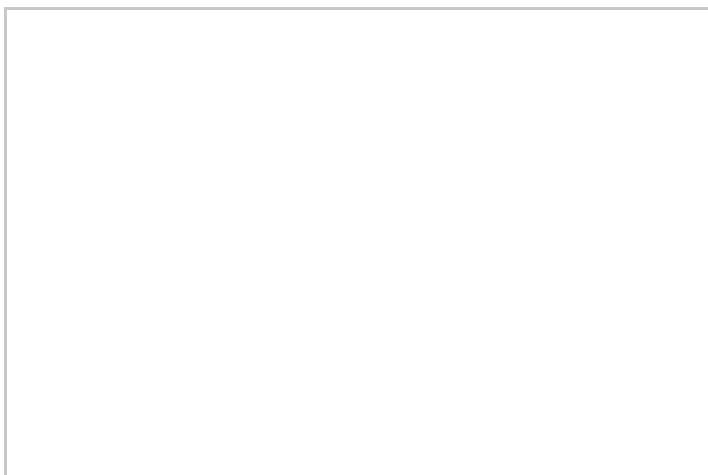
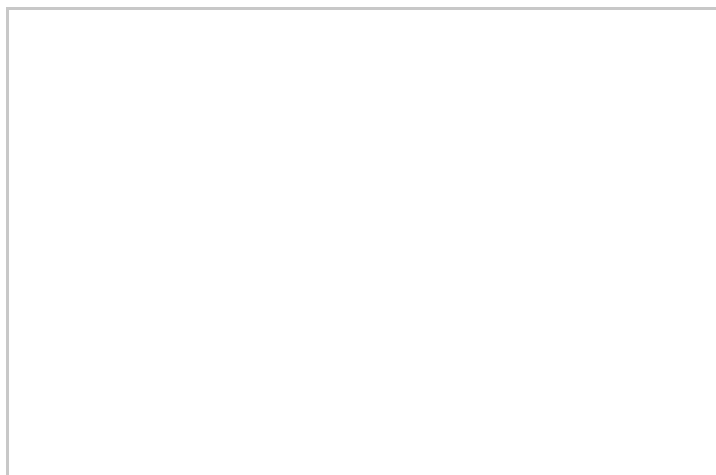
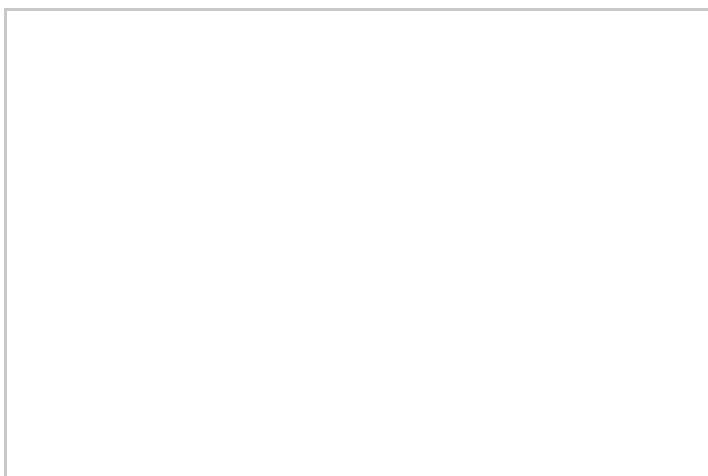
Family Bathroom

6'5" x 4'3" (1.96m x 1.30m)

Situated on the first floor for optimal accessibility, the contemporary family bathroom melds convenience with effortless upkeep. The walls are adorned with sleek cladding that can be swiftly wiped clean, ensuring a perpetually immaculate space. This sanctuary of cleanliness is furnished with a luxurious three-piece suite: an elegantly paneled bathtub invites tranquil soaks, a stylish hand basin stands ready for daily rituals, and a streamlined low-level W/C maintains the room's modern aesthetics. Natural light pours in through a frosted window, casting a luminous glow that both illuminates and enhances the serene atmosphere of the bathroom.

External

The property offers on-street permit parking to the front and a secure rear yard with ample space to store refuse bins.



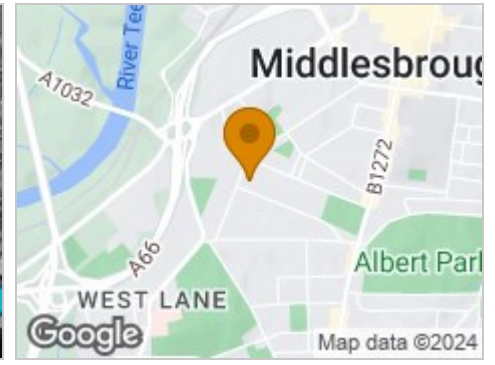
Road Map



Hybrid Map



Terrain Map



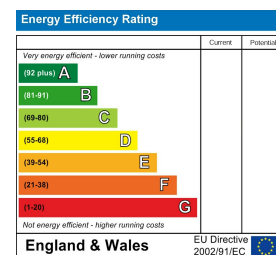
Floor Plan



Viewing

Please contact our Middlesbrough Office on 01642 462153 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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