



64 Bradhope Road

, Middlesbrough, TS3 7BW

£85,000



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ENTRANCE HALLWAY

8'5 x 4'4 (2.57m x 1.32m)

Step into the inviting entrance hallway, warmed by a central heating radiator, and discover the convenience of understairs storage. This space sets the tone for a home that seamlessly blends comfort and practicality. The hallway leads you to the main reception room and also gives access to the staircase to the first floor.

RECEPTION ROOM

19'9 x 10'6 (6.02m x 3.20m)

The reception room is a light-filled space that effortlessly accommodates both living room and dining room furniture. Imagine hosting gatherings around the cosy fireplace, its warmth spreading throughout the room via the central heating radiators. The neutral decor provides a versatile backdrop, while the French uPVC doors open onto the rear garden, creating an seamless indoor-outdoor flow.

KITCHEN

10'7 x 8'2 (3.23m x 2.49m)

The kitchen features fitted base and wall units, a built-in hob, and an extractor fan. There's ample space for appliances and a separate utility area for added convenience. The boiler

is also housed within the kitchen, ensuring efficient operation.

UTILITY AREA

4'4 x 7'7 (1.32m x 2.31m)

Conveniently located at the back of the home is a utility area that seamlessly blends laundry and storage. Adjacent to the utility area is a separate downstairs WC. The design allows for easy access to both the rear garden and the side driveway directly from the utility area, providing ultimate convenience.

WC

2'10 x 4'10 (0.86m x 1.47m)

There is a handy downstairs wc, which is within the utility area.

LANDING

2'11 x 7'11 (0.89m x 2.41m)

Upstairs, the landing offers access to the two well-appointed bedrooms and the family bathroom. The landing itself boasts a storage cupboard and additional storage space in the loft, providing ample room for belongings.

BEDROOM ONE

9'9 x 14'9 (2.97m x 4.50m)

Bedroom one, located at the front of the home, is a light-filled haven with two large

windows. The central heating radiator ensures a cosy atmosphere, while the built-in storage cupboard provides practical solutions for keeping your belongings organised.

BEDROOM TWO

9'8 x 10'11 (2.95m x 3.33m)

Bedroom two, situated at the rear, offers a similar layout, including a central heating radiator and a built-in storage cupboard. The room benefits from large uPVC windows that overlook the rear garden, allowing plenty of natural light to flood in.

FAMILY BATHROOM

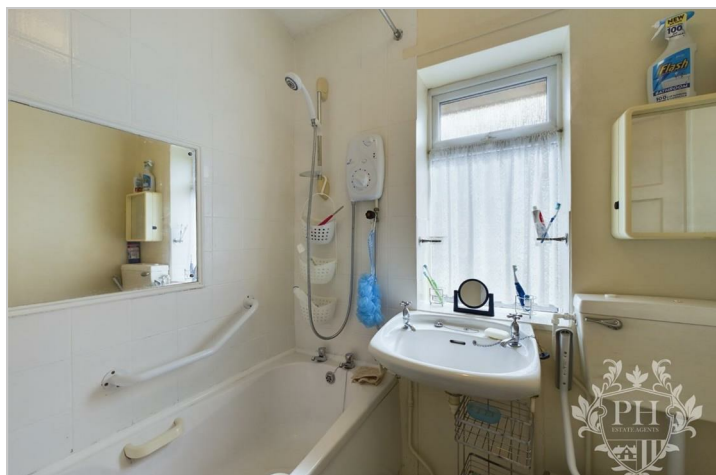
6'3 x 5'4 (1.91m x 1.63m)

The family bathroom features a three-piece suite including a basin, toilet, and bath with an electric shower above.

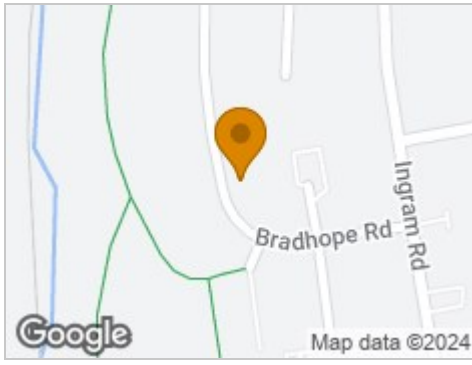
A side elevation frosted window provides natural light and ventilation, while the radiator ensures a warm, comfortable experience.

EXTERNAL

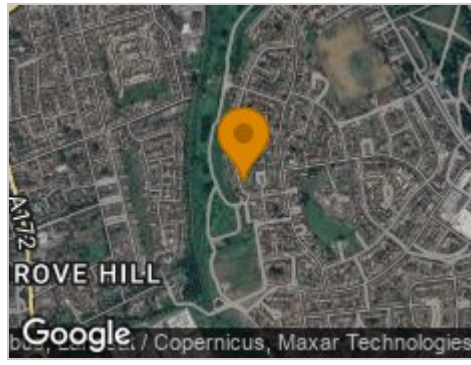
Externally, the home boasts a low-maintenance front garden with a lawn and hedges for added privacy. A shared driveway leads to the private rear garden, which offers both paved and lawned areas. Whether you're entertaining guests or simply enjoying a quiet evening at home, this outdoor space provides the perfect setting to unwind and enjoy the outdoors.



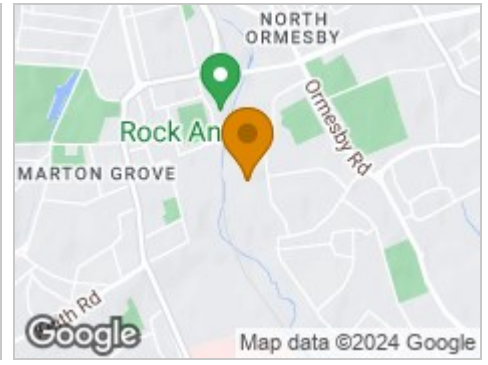
Road Map



Hybrid Map



Terrain Map



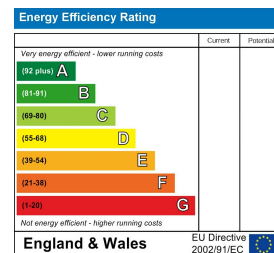
Floor Plan



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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