



43 Netherfields Crescent , Middlesbrough, TS3 0QL

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HALLWAY

3'9" x 4'3" (1.14m x 1.30m)

Stepping inside through the crisp white UPVC double-glazed door from the garden, you find yourself in a bright, welcoming hallway. Natural light spills in, illuminating the space that leads directly to the cozy reception room and the staircase ascending to the first floor. To the side, a UPVC double-glazed window lets in soft daylight, complementing the warmth of the radiator tucked beneath it. Smooth laminate flooring stretches seamlessly from the hallway into the reception room, tying the spaces together with a clean, polished look.

RECEPTION ROOM

13'6" x 9'4" (4.11m x 2.84m)

Positioned at the front of the property, the reception room offers a cozy yet inviting space, comfortably fitting a two-piece suite with room for a few select pieces of additional furniture. Natural light floods in through a large UPVC double-glazed bay window, creating a bright and airy atmosphere. A radiator ensures the room stays warm, while a handy understair storage cupboard adds practical storage without intruding on the space. This room also provides convenient access to the kitchen diner, making it ideal for both relaxing and entertaining.

KITCHEN/ DINER

9'3" x 12'6" (2.82m x 3.81m)

The kitchen diner features a stunning collection of cream high-gloss wall cabinets, base units, and drawers that catch the light beautifully, paired with dark, sleek worktops that create a striking contrast. It boasts a built-in electric oven topped with a smooth ceramic hob and a powerful extractor fan above, making cooking a breeze. There's ample space to accommodate freestanding appliances, and the room is generous enough to fit a cozy dining table. Natural light floods in through a UPVC double-glazed door and window, giving the space a bright and inviting atmosphere.

LANDING

5'10" x 3'0" (1.78m x 0.91m)

The landing features a soft carpet underfoot and is illuminated by natural light streaming through a UPVC double-glazed window set into the side wall. From here, you can enter two generously sized bedrooms, a well-appointed family bathroom, and a convenient storage cupboard.

BEDROOM ONE

11'5" x 9'4" (3.48m x 2.84m)

The first bedroom faces the front of the house, offering a bright and inviting space. It's roomy enough to comfortably fit a double bed along with extra storage furniture. A UPVC double-glazed window lets in plenty of natural light, while a radiator ensures the room stays cozy.

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There's also a handy alcove, perfect for tucking away a wardrobe to keep things neat and organized.

BEDROOM TWO

11'3" x 6'3" (3.43m x 1.91m)

Tucked toward the back of the house, the second bedroom offers a cozy, flexible space. It can comfortably fit a small double bed, though that leaves just enough room for minimal storage. Alternatively, opting for a single bed opens up more space for larger storage options. The room is brightened by a UPVC double-glazed window that lets in natural light while keeping out drafts. A warm radiator quietly heats the space, and underfoot, soft carpeting adds a touch of comfort.

FAMILY BATHROOM

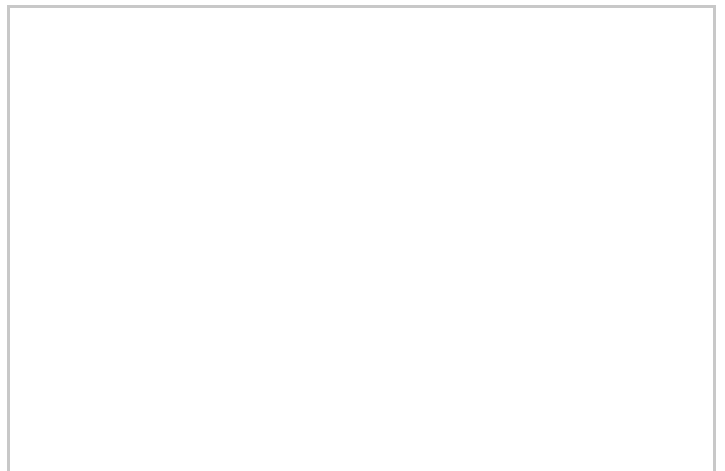
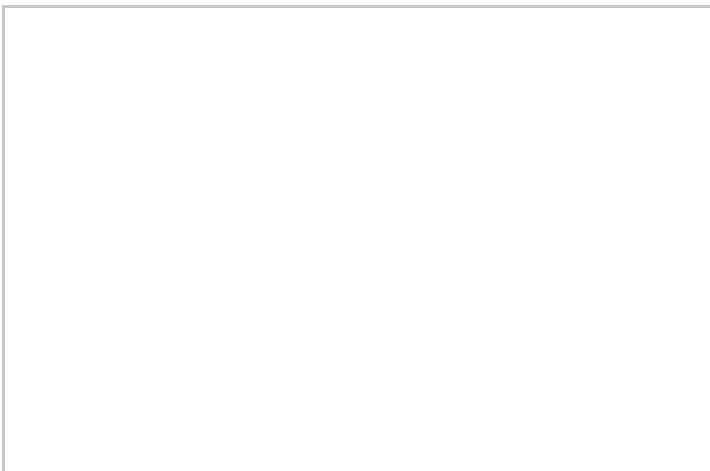
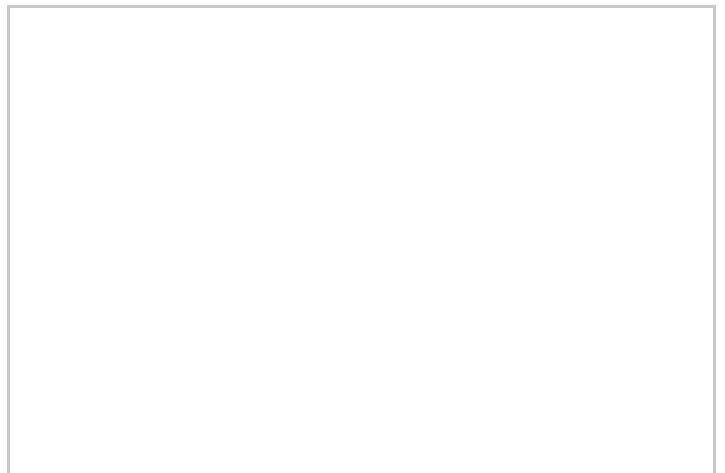
6'3" x 5'11" (1.91m x 1.80m)

The family bathroom features a classic three-piece suite, including a paneled bathtub fitted with a powerful electric shower for a refreshing

wash. It also includes a hand basin with clean lines and a low-level toilet designed for comfort. The walls are partially tiled, adding a touch of texture and easy maintenance, while a warm radiator ensures the room stays cozy. Natural light filters softly through a frosted UPVC double-glazed window, providing privacy without sacrificing brightness.

EXTERNAL

This charming property features a securely fenced front garden, providing privacy and a welcoming entrance. It includes a private driveway spacious enough to comfortably fit two cars side by side. Out back, you'll find a generously sized garden, perfect for outdoor activities or relaxing in nature. Located just a brief stroll or drive away, local shops, schools, and convenient bus routes are easily accessible. Plus, Cargo Fleet Lane is just moments away, offering quick and effortless travel connections.



Road Map



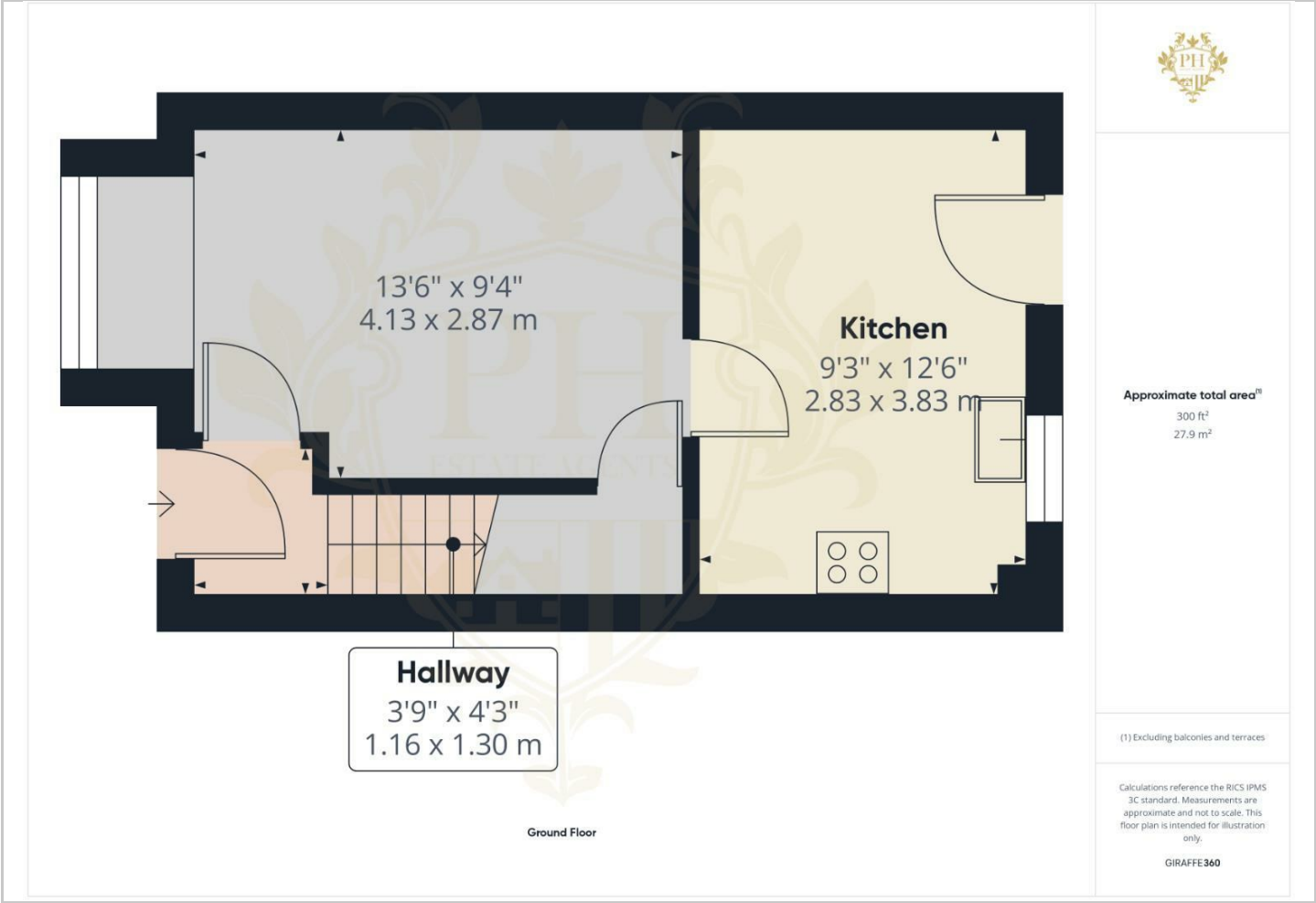
Hybrid Map



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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