

24 Conifer Crescent, Billingham

Offers Over **£150,000**

Michael Poole
SALES · LETTINGS · AUCTIONS



24 Conifer Crescent

Billingham

Ideal For First Time Buyers, Young Couples and Families Alike! This Chain Free Property Is in Need of Some Refurbishment but Makes the Ideal Blank Canvas.

- Chain Free Sale
- Ideal For First Time Buyers Young Couples & Families Alike!
- In Need of Some Refurbishment but Makes the Ideal Blank Canvas
- Off Street Parking
- Gas Central Heating
- Scope to Reconfigure Ground Floor Layout
- West Facing Rear Garden
- Walking Distance to Shops & Good Schooling

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Billingham

Chain free sale!

Ideal for first time buyers young couples and families alike!

Notable features include gas central heating, off street parking, sunroom extension to allow for kitchen/dining area, scope to reconfigure ground floor layout, west facing rear garden, UPVC external doors, and is in walking distance to shops and good schooling.

The property comprises entrance hall, lounge/diner and kitchen/diner. On the first floor there are three bedrooms and a family bathroom.

Externally there is off street parking to the front and a good sized rear garden.

Council Tax band: B

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D











GROUND FLOOR

Entrance Hall
13' 1" x 5' 3" (4.00m x 1.60m)
With UPVC entrance door, radiator, storage cupboard and staircase to the first floor.

Lounge/Diner
21' 4" x 11' 6" (6.50m x 3.50m)
With two radiators.

Kitchen/Diner
5.4m reducing to 1.8m x 4.6m reducing to 2m. With grey wall, drawer, and floor units, roll edge worktop, electric oven, four ring electric hob, stainless steel sink, space for fridge freezer and space for washing machine, radiator and UPVC door to the rear garden.

FIRST FLOOR

Landing

Bedroom One
10' 10" x 10' 10" (3.30m x 3.30m)
With radiator.

Bedroom Two
10' 2" x 9' 10" (3.10m x 3.00m)
With radiator.

Bedroom Three
6' 3" x 6' 3" (1.90m x 1.90m)
With radiator.

Bathroom
8' 6" x 5' 3" (2.60m x 1.60m)
Three piece suite comprising close coupled WC, vanity wash hand basin, bath, splashback tiles and radiator.







EXTERNALLY

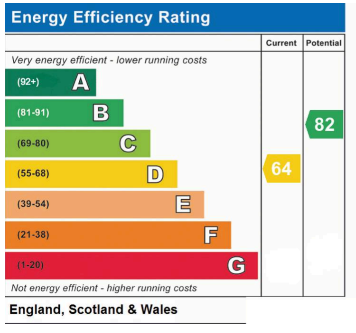
Parking & Garden
To the front there is off street parking and to the rear there is an enclosed garden with lawn and decked area.

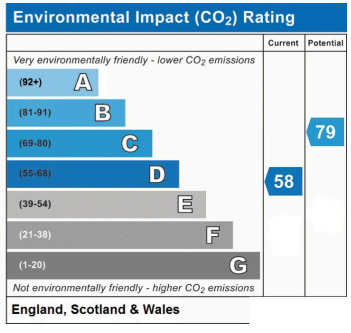
Buyers Identification Check(s)
Should a purchaser(s) have an offer accepted on a property marketed by Michael Poole Estate Agents they will need to undertake an identification check. This is done to meet our obligation under Anti Money Laundering Regulations (AML) and is a legal requirement. We use a third party service to verify your identity; this is not a credit check and will have no effect on credit history. The cost of these checks is £36 inc. VAT per buyer, which is paid in advance, when an offer is agreed and prior to a sales memorandum being issued. This charge is non-refundable.

AGENTS REF:
TM/LS/BIL260224/09062026



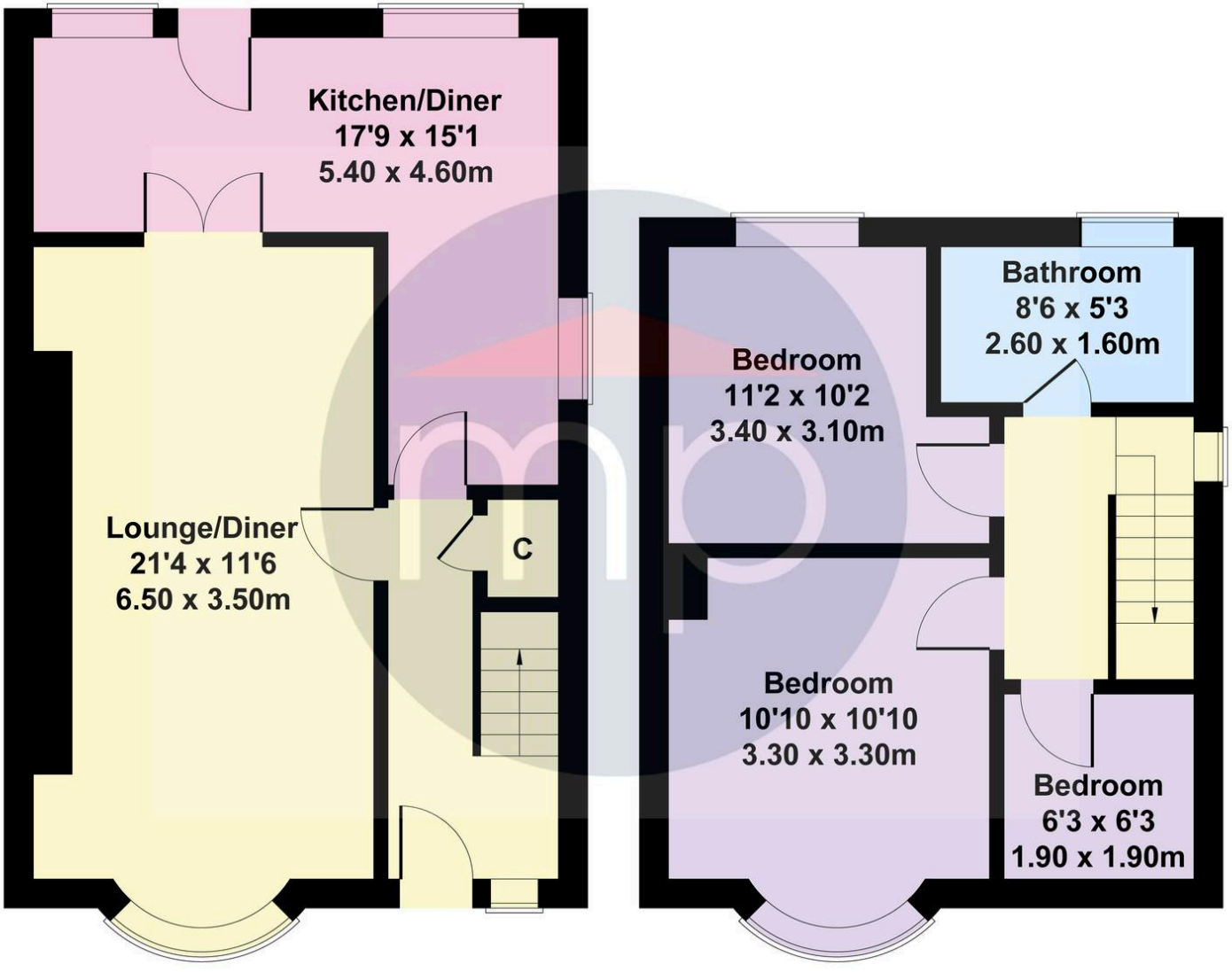






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Approximate Gross Internal Area
893 sq ft - 83 sq m



GROUND FLOOR **FIRST FLOOR**

Not to Scale. Produced by The Plan Portal 2026
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