



Whitehouse Road, Wolviston Court, TS22 5BQ



In Excess of £325,000



## Whitehouse Road

### Wolviston Court

This beautifully presented detached bungalow offers spacious and versatile accommodation, thoughtfully designed for modern living. Boasting three generously sized bedrooms, the property impresses with its light-filled open plan living and dining areas, enhanced by expansive windows that flood the rooms with natural light. The main living spaces feature cosy fireplaces, creating an inviting atmosphere ideal for both relaxation and entertaining. A fully integrated kitchen is complemented by sleek units, ample countertop space, a tiled backsplash, and a convenient breakfast bar, with seamless flow into the dining space. French doors and large sliding doors provide effortless access to the beautiful garden, promoting a sense of indoor-outdoor living.

Additional standout features elevate the appeal of this exceptional home. The spacious garden is perfect for families, complete with a generous lawn, mature trees, a dedicated patio area for al fresco dining, an outdoor seating area, and a practical garden shed for extra storage. The property also benefits from off-road parking on a large driveway leading to an integral garage, ensuring ample space for vehicles and secure storage. Inside, a well-appointed utility room with washer and dryer offers direct outdoor access, while the compact WC and bathroom provide convenience.

Bedrooms are designed with comfort in mind, featuring large bay windows, built-in wardrobes, and neutral, modern décor for a serene retreat. An additional office space creates the perfect environment for working from home or study. The inviting hallway sets the tone with elegant lighting, a decorative mirror, and a warm, neutral carpet. Further practical touches include under-cabinet kitchen lighting, wall-mounted radiators for efficient heating, and thoughtfully designed storage solutions throughout.

This outstanding bungalow seamlessly blends style, comfort, and practicality, creating a welcoming home that caters to modern family needs and offers superb spaces for both entertaining and every-day living.

Council Tax band: E

Tenure: Freehold



#### Porch

9' 0" x 3' 10" (2.74m x 1.17m)

#### Hall

#### Lounge

12' 5" x 25' 0" (3.78m x 7.63m)

#### Bedroom 1

16' 2" x 10' 10" (4.94m x 3.30m)

#### Bedroom 2

8' 11" x 12' 11" (2.73m x 3.94m)

#### Bedroom 3

6' 11" x 9' 1" (2.10m x 2.78m)

#### Bathroom

8' 11" x 7' 1" (2.73m x 2.15m)

#### WC

3' 10" x 4' 6" (1.17m x 1.38m)

#### Kitchen/Diner

11' 5" x 23' 2" (3.48m x 7.06m)

#### Utility Room

7' 7" x 9' 9" (2.32m x 2.96m)

#### Study

8' 1" x 9' 7" (2.46m x 2.93m)





**GARDEN**

**DRIVEWAY**

1 Parking Space

**GARAGE**

Single Garage



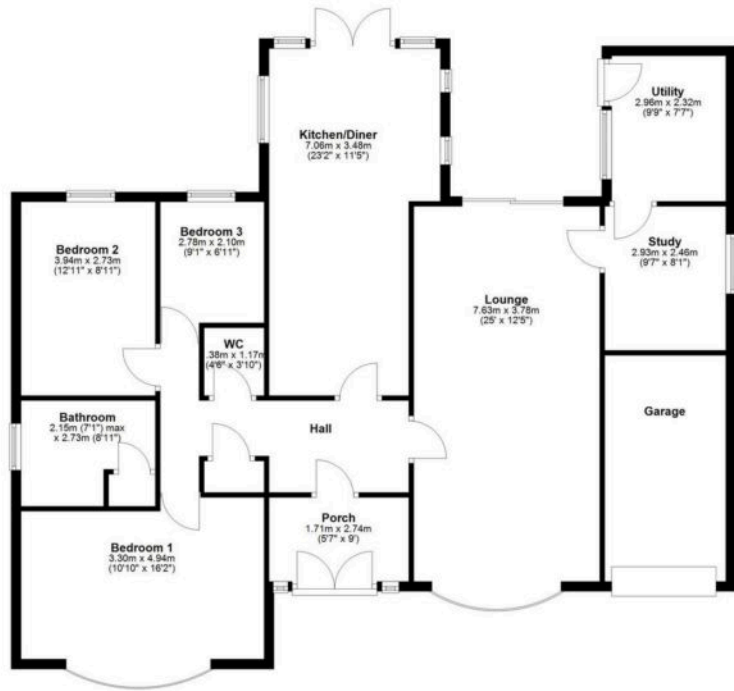






### Ground Floor

Approx. 135.9 sq. metres (1462.5 sq. feet)



Total area: approx. 135.9 sq. metres (1462.5 sq. feet)





## Northgate - Teesside

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