



Rainford Avenue, Stockton-On-Tees TS19 9DJ

welcome to

Rainford Avenue, Stockton-On-Tees

A three bedroom semi-detached family home situated in the much sought after area of Roseworth, Stockton-On-Tees.

Entrance Hall

Stairs to first floor, wood composite door to front, radiator

Lounge

23' 2" max x 13' max (7.06m max x 3.96m max)
Window to front, window to rear, two radiators, birch fireplace

Dining Room

9' 2" max x 7' 1" (2.79m max x 2.16m)
Window to rear, radiator, two storage cupboards

Kitchen

18' x 7' 1" (5.49m x 2.16m)
Two windows to side, tiled splash back, radiator, UPVC door to side, oven with gas hob and extractor fan, range of wall and base units, wash hand basin, recess for appliances, access to integral garage

Landing

Loft access

Bedroom 1

11' max x 11' 1" (3.35m max x 3.38m)
Window to front, radiator, fitted wardrobes

Bedroom 2

9' 2" max x 11' (2.79m max x 3.35m)
Window to rear, radiator, fitted wardrobes

Bedroom 3

8' 1" x 8' (2.46m x 2.44m)
Window to front, radiator, restricted room into staircase, storage cupboard

Bathroom

Frosted glass window to rear, wash hand basin with vanity unit, low level WC, heated chrome towel rail,

bath with shower unit, cupboard housing boiler, splash back

Front Garden

Laid to lawn, driveway with garage, side access to rear garden

Rear Garden

Enclosed by timber fence, laid to lawn, patio





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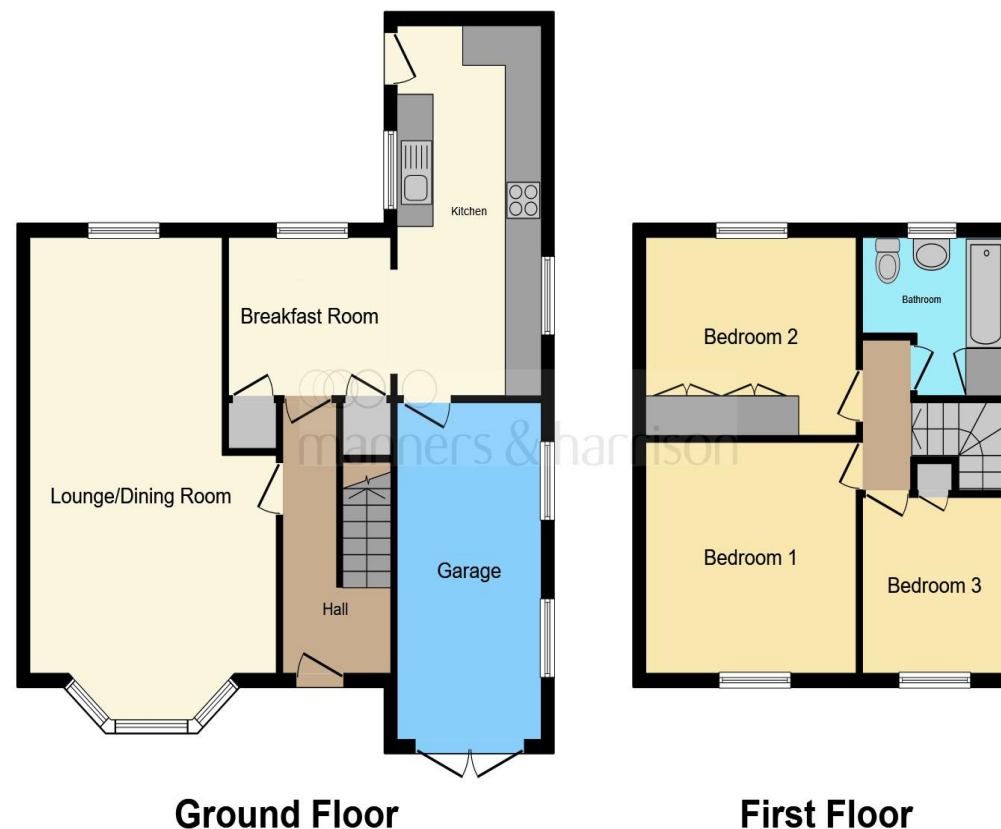
welcome to

Rainford Avenue, Stockton-On-Tees

- FRONT AND REAR GARDENS
- OFF-STREET PARKING
- GARAGE
- TWO RECEPTION ROOMS
- THREE BEDROOMS

Tenure: Freehold EPC Rating: D
Council Tax Band: A

offers over
£110,000



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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Property Ref:
STO115180 - 0006

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