



6 Avon Close

Saltburn-By-The-Sea, TS12 1LU

£265,000



Located in the quiet and peaceful Avon Close, this three-bedroom end-of-terrace home offers well-balanced accommodation throughout. The property features a bright dual-aspect living room, a conservatory leading to the rear garden, and the added convenience of a downstairs WC. Outside, there is a private rear garden, along with a garage and driveway providing off-road parking. Two bedrooms are situated on the first floor, with a third bedroom located on the second floor, offering flexible use.



The property is ideally positioned within walking distance of the town centre and local amenities, as well as schools and excellent transport links.

Don't miss the opportunity to make this lovely house your new home. Book a viewing today.

Tenure: Freehold

Council Tax: Redcar & Cleveland, Band C

EPC Rating: Await EPC

Entrance Hall

Real wood floor. Stairs to first floor. Radiator.

W/C 4'2" x 4'1" (1.29m x 1.26m)

Low level W/C. Tiled flooring. Radiator. Wall mounted hand-basin. Partially tiled walls.

Duel Aspect Living Room 20'7" x 12'0" (6.28m x 3.67m)

uPVC bay window to the front aspect. Radiator x 2. Real wood flooring continued. Glazed sliding doors leading through to the conservatory.

Conservatory 10'8" x 7'6" (3.27m x 2.31m)

Aluminium frame sliding doors. Tiled flooring. Wrap around timber frame windows. Timber door leading to rear.

Kitchen 10'8" x 7'10" (3.26m x 2.40m)

A range of base & drawer units. Laminate worktop. Composite sink with drainer & mixer tap. uPVC window to rear aspect. Gas hob/electric oven. Stainless steel cooker hood. Radiator.

Utility 8'3" x 6'3" (2.52m x 1.91m)

uPVC door to rear. Radiator. Tiled flooring. Laminate worktop. Composite sink with mixer tap. Internal access from kitchen to the garage.

First Floor

uPVC window x 2 to the front & side aspect. Radiator. Stairs leading to the second floor.

Bathroom 7'10" x 5'5" (2.39m x 1.66m)

uPVC window. Panel bath with overhead shower and glass screen. Wall mounted hand-basin. Low-level W/C. Chrome towel rail. Fully tiled.

Bedroom One 12'1" x 10'9" (3.70m x 3.29m)

uPVC to the rear. Carpeted. Radiator.

Bedroom Two 11'2" x 9'6" (3.41m x 2.91m)

uPVC to the front aspect. Carpeted. Radiator.

Raised First Floor

Velux window. Radiator.

Bedroom Three 12'9" x 9'0" (3.91m x 2.76m)

Velux window. Radiator. Carpeted.

External

Garage

Electric point. Boiler.

Front Elevation

Private driveway. Access to the garage. Paved.

Rear Elevation

Paved area features raised beds.

Disclaimer

Please note that all measurements contained in these particulars are for guidance purposes only and should not be relied upon for ordering carpets, furniture, etc. Anyone requiring more accurate measurements may do so by arrangement with our office.

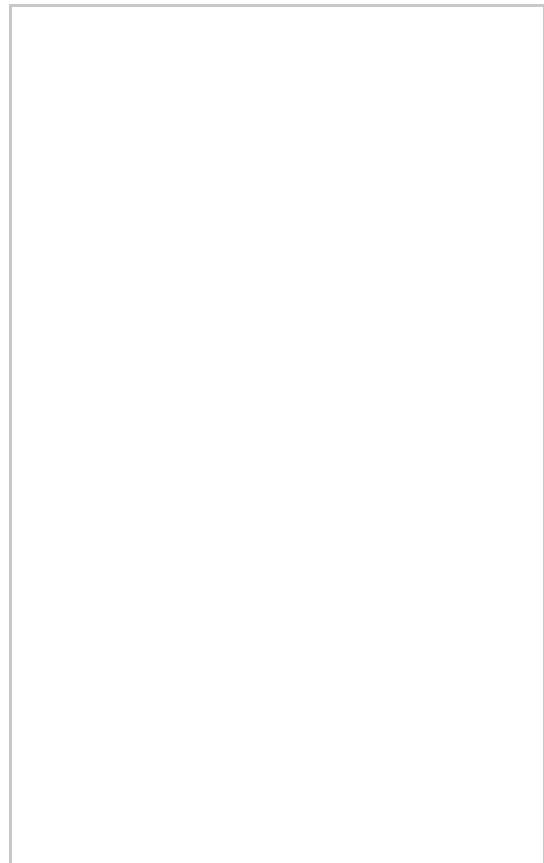
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The tenure details and information supplied within the marketing descriptions above are supplied to us by the vendors. This information should not be relied upon for legal purposes and should be verified by a competent / qualified person prior to entering into any commitment.

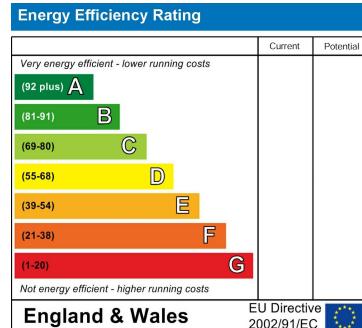
Area Map



Floor Plans



Energy Efficiency Graph



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