



Spacious Modern Four-Bedroom Family Home

We are delighted to bring to the market this impressive and spacious four-bedroom terraced family home, offering well-proportioned accommodation throughout and providing the perfect combination of modern living and practical family space. Ideally suited to a growing family, the property is presented in a contemporary style and is conveniently positioned close to a wide range of local amenities, schools and excellent transport links.

On entering the property, you are welcomed by a spacious entrance hallway providing access to the principal ground-floor rooms. The generous living room offers a comfortable and versatile space for relaxing and entertaining, while the modern kitchen/diner provides an excellent heart to the home. With ample space for dining and family gatherings, this room is ideal for everyday living and opens up a range of possibilities for entertaining guests. A useful downstairs WC adds further convenience.

To the first floor, there are four well-sized bedrooms, providing plenty of flexibility for family living, guests or home working. The master bedroom benefits from its own en-suite facilities, creating a private and comfortable retreat. The remaining bedrooms are complemented by a modern family bathroom, finished to suit the needs of a busy household.

Externally, the property continues to impress with a generous enclosed rear garden, offering an excellent space for children to play, outdoor dining or simply relaxing during the warmer months. To the front, there is driveway parking along with a garage, providing valuable off-road parking and additional storage.

Summerfield Grove, Thornaby, Stockton-On-Tees, TS17 0JW

4 Bed - House - Mid Terrace

£185,000

EPC Rating:

Council Tax Band: C

Tenure: Freehold



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For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings, if there are important matters which are likely to affect your decision to buy, please contact us before viewing the property. Smith & Friends Estate Agents can recommend financial services, surveying, conveyancing and removal services to sellers and buyers. Smith & Friends Estate Agents staff may benefit from referral incentives relating to these services.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

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