



**Newstead Avenue, Stockton-On-Tees TS19 0TB**

**welcome to**

## **Newstead Avenue, Stockton-On-Tees**

Spacious 3-bed detached bungalow in the sought-after Whitehouse Farm Estate, Stockton-On-Tees. Features lounge, kitchen, bathroom, WC, conservatory, breakfast room, large driveway, garage & generous enclosed garden. Close to amenities, transport links & A66.

### **Lounge**

20' x 15' ( 6.10m x 4.57m )

Two windows to side, window to rear, radiator, access to conservatory

### **Conservatory**

18' x 9' ( 5.49m x 2.74m )

UPVC, brick base, electric fire, radiator

### **Kitchen**

15' max x 10' ( 4.57m max x 3.05m )

Window to rear, range of wall and base units, oven with gas hob and extractor fan, sink, space for appliances, splash back, access to garage, boiler

### **Breakfast Room**

9' x 9' ( 2.74m x 2.74m )

UPVC, brick base

### **Bedroom 1**

13' x 10' ( 3.96m x 3.05m )

Window to side, radiator, fitted wardrobes

### **Bedroom 2**

12' x 9' ( 3.66m x 2.74m )

Window to side, radiator, mirrored wardrobes

### **Bedroom 3**

9' x 9' ( 2.74m x 2.74m )

Window to side, radiator

### **Bathroom**

Corner bath, shower, splash back, wash hand basin with vanity unit, low level WC, window to side

### **Rear Garden**

Fully enclosed, patio, gravelled area, outbuilding





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## Newstead Avenue, Stockton-On-Tees

- BUNGALOW
- THREE BEDROOMS
- FRONT AND REAR GARDENS
- CONSERVATORY AND BREAKFAST ROOM
- OFF-STREET PARKING

Tenure: Freehold EPC Rating: D

Council Tax Band: D

**£349,950**



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](http://www.focalagent.com)

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