



# Inglebys

Estate Agents



## 86 Oak Road

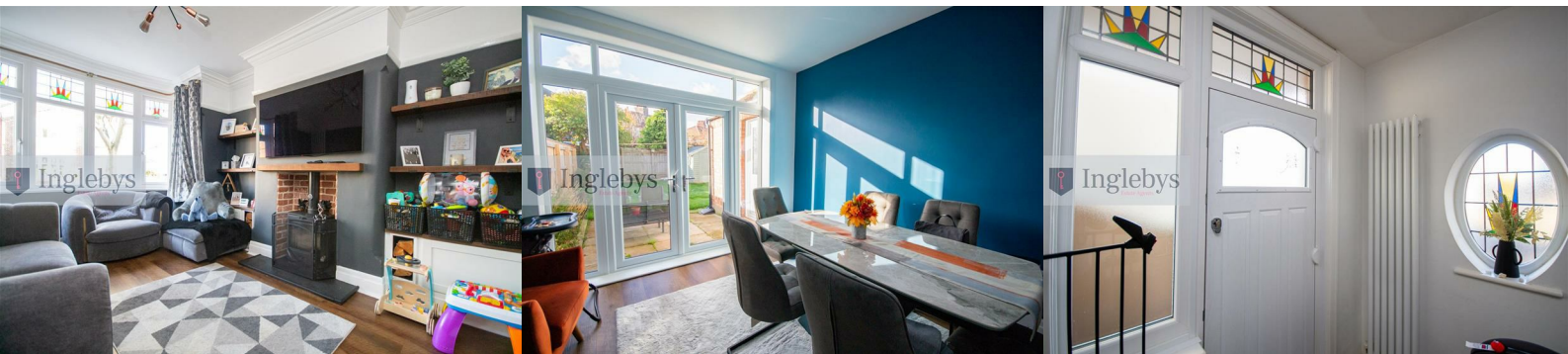
Redcar, TS10 3PS

**£205,000**



Located in a popular location within Redcar East, this delightful family home offers a perfect blend of modern comforts and traditional character. Built in 1935, the property spans an impressive 1,152 square feet, providing ample space for family living.

With two spacious reception rooms, an additional ground floor WC, off street parking and within a short walking distance to the beach.



Tenure: Freehold.

Council Tax: Redcar & Cleveland Borough Council. Band C

EPC Rating: D

#### Entrance Hallway

Partially glazed composite entrance door with stained glass surround.  
Stained glass oval window to the front.  
Vertical radiator.  
under-stair storage cupboard.  
Staircase rising to the first floor.

#### Living Room 14'5" x 9'10" (4.41 x 3.0)

Double glazed bay window to the front aspect.  
Multi fuel stove.  
Oak effect laminate flooring.

#### Dining Room 9'10" x 13'9" (3.0 x 4.21)

Open fireplace.  
French doors opening to the rear garden.  
Oak effect laminate flooring.

#### Kitchen / Breakfast Room 9'1" x 18'6" (2.775 x 5.66)

Double glazed windows to the rear and side.  
A range of fitted wall and base units with marble effect roll top work surfaces.  
Bay window to the side.  
Stainless steel sink with mixer tap.  
Door to the Cloaks/WC  
uPVC door to the rear external.

#### Cloakroom / WC 2'3" x 3'3" (0.7 x 1.0)

Low level WC.  
Oak effect laminate flooring.

#### Landing

Double glazed window to the side aspect.  
Loft access hatch.

#### Family bathroom 7'8" x 6'1" (2.34 x 1.87)

Double glazed, frosted window to the side aspect.  
A well presented and modern suite comprising of a low level WC, a wash hand basin inset into a vanity unit, a shower cubicle and a standalone bath with shower attachment.  
Tiled flooring and walls.

#### Bedroom One 14'2" x 10'0" (4.34 x 3.05)

Double glazed bay window to the front aspect with stained glass.  
Tiled fireplace.  
Vertical radiator.

#### Bedroom Two 13'9" x 8'11" (4.21 x 2.74)

Double glazed window to the rear aspect.  
Tiled fireplace.

#### Bedroom Three 8'7" x 6'11" (2.64 x 2.12)

Double glazed, bay window to the side with stained glass.

#### External

The driveway to the front of the property provides off street parking for two vehicles.

The enclosed and spacious rear garden is mainly laid to lawn with mature shrubs, a wooden storage shed and a paved patio area.

#### 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.

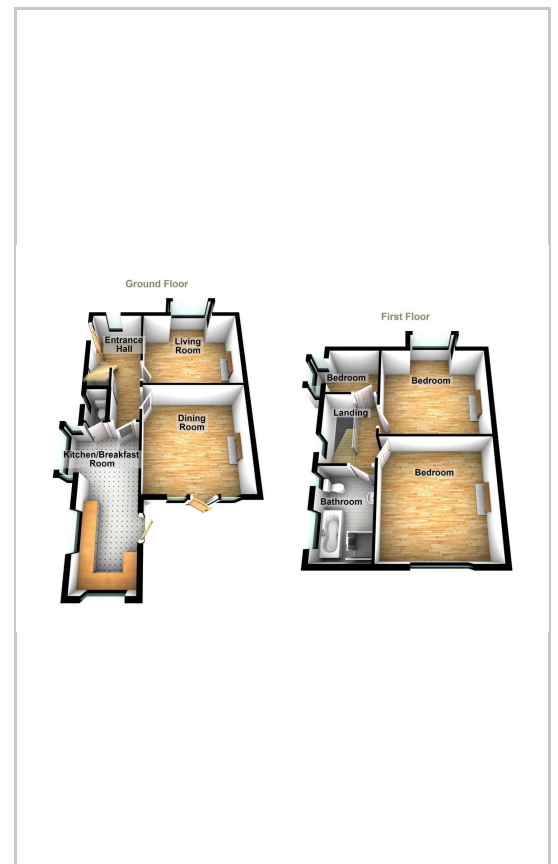
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The tenure details and information supplied within the marketing descriptions above are supplied to us by the vendors. This information should not be relied upon for legal purposes and should be verified by a competent / qualified person prior to entering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

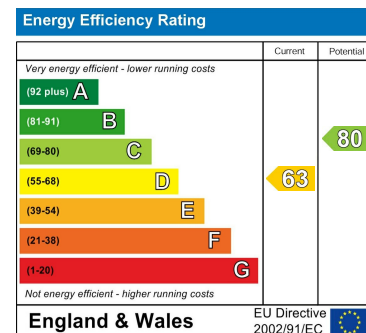
## Area Map



## Floor Plans



## Energy Efficiency Graph



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