GowlandWhite

Leonard Ropner Drive, Fairfield, Stockton-On-Tees, TS19 7QG

An ideal first purchase or a home for a small family, this two bedroom semi-detached property is offered for sale with NO ONWARD CHAIN and sits within a highly sought-after part of Fairfield. Leonard Ropner Drive forms part of a popular development with easy access to local schooling, everyday shopping facilities and excellent commuter links, with the A66 only a five minute drive away.

The ground floor opens with a hallway leading into a kitchen fitted with an integrated oven and hob. The lounge sits to the front of the home and features an electric fireplace and open stairs to the first floor. Upstairs are two well proportioned bedrooms and a bathroom with a shower over the bath.

One of the standout features is the large rear garden, offering generous outdoor space, good privacy and year-round enjoyment. To the front, the driveway provides off-road parking for two cars.

With gas central heating and double glazing, this is a chain free purchase in a location that remains consistently popular with first-time buyers and young families.

£155,000

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HALLWAY

LOUNGE
12'10" x 11'7" (3.91m x 3.53m)

KITCHEN
12'10" x 8'11" (3.91m x 2.72m)

LANDING

BEDROOM ONE
12'10" x 8'11" (3.91m x 2.72m)

BEDROOM TWO
12'10" x 6'11" (3.91m x 2.11m)

BATHROOM
8'9" x 4'5" (2.67m x 1.35m)
Fitted with a white three piece suite comprising; bath with shower over, wash hand basin, w/c, storage cupboard.

AML PROCEDURE
To comply with anti-money laundering regulations (AML) all estate agents must be registered with HMRC. Gowland White complies with this legislation by using an online AML risk assessment company, approved by the UK Government. Please note that all buyers are charged a fee of £36.00 (inc. VAT), for each buyer, to cover this process. These fees are payable before we can progress an agreed sale.

Approx Gross Internal Area
58 sq m / 622 sq ft

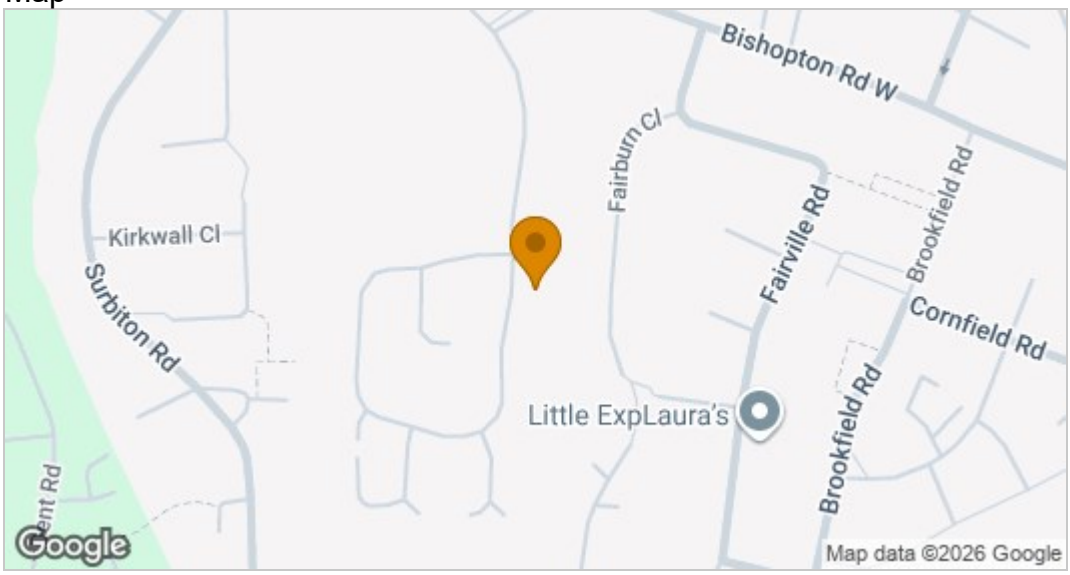
Floor Plan

Ground Floor
Approx 29 sq m / 309 sq ft

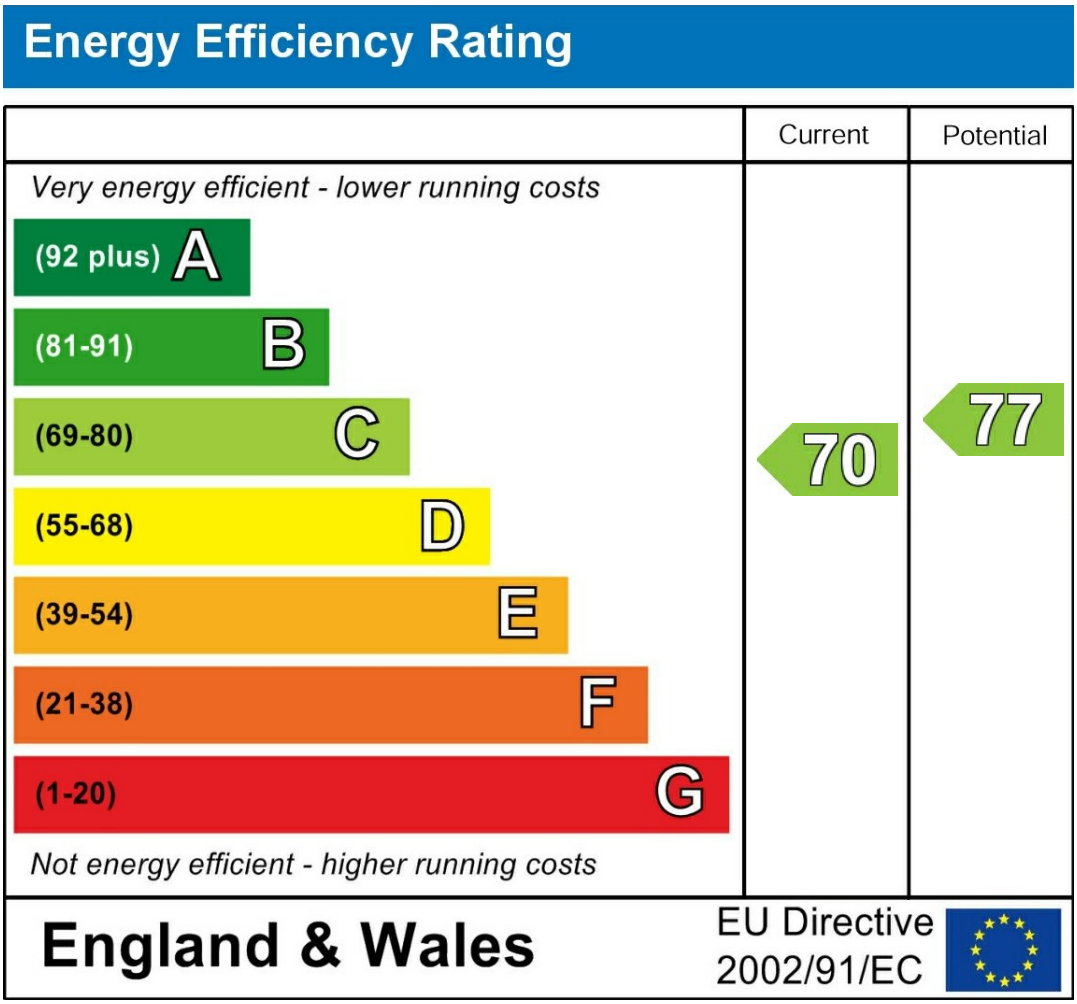
First Floor
Approx 29 sq m / 313 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Map



EPC graph



VIEWING

Please contact us on 01642 615657 if you wish to arrange a viewing or would like more information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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