Harper & Co
Estate Agents Ltd

https://www.harperandcoestateagents.co.uk

12 Parkwood Drive

Hartburn Village, Stockton-On-Tees, TS18 5DN

£440,000

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For Sale With No Onward Chain! In The Desirable Hartburn Village, This Exceptional Detached Bungalow On Parkwood Drive Presents A Rare Opportunity To Acquire A Splendid Family Home. With Its Prime Location Just A Short Stroll From The Charming Village Centre, This Property Offers Both Convenience And Tranquillity.

Offers Invited Between £450,000 - £460,000

Full Description

The Bungalow Boasts An Impressive Layout, Featuring Three Spacious Reception Rooms That Provide Ample Space For Relaxation And Entertaining. The Four Well-proportioned Bedrooms Ensure That There Is Plenty Of Room For Family And Guests Alike. Additionally, The Two Bathrooms Offer Practicality And Comfort For Everyday Living.

One Of The Standout Features Of This Property Is The Beautiful South-west Facing Garden, Which Is Perfect For Enjoying The Sun Throughout The Day. The Elevated Patio Seating Area Is An Ideal Spot For Al Fresco Dining Or Simply Unwinding In The Serene Surroundings, While The Lush Lawn Adds A Touch Of Greenery To The Outdoor Space.

For Those In Need Of Storage Or Looking To Explore Potential Conversion Options, The Detached Garage Provides Essential Space That Can Be Tailored To Your Needs, Subject To The Necessary Planning Permissions. The Concrete Imprint Driveway Offers Off-road Parking For Multiple Vehicles, Ensuring Convenience For Both Residents And Visitors.

This Bungalow Is Truly A Gem In A Sought-after Location, Making It A Perfect Choice For Families Or Anyone Seeking A Peaceful Retreat In Hartburn Village. Don't Miss The Chance To Make This Delightful Property Your New Home.

Location

Attractively Positioned Within A Mature And Sought-After Hartburn District, With Excellent Commuter Access Just Minutes Away. Whilst Being Within A Short Stroll Of Popular Bars & Restaurants, Sports Facilities And It's Renowned Tree-Lined Village.

The Masham Bar & Restaurant - 8 Minute Walk
Hartburn Primary School - 10 Minute Walk
Ian Ramsey CE Academy - 19 Minute Walk, 4 Minute Drive
Ropner Park, Tennis Courts, Cafe & Lake - 16 Minute Walk
Stockton West End Bowls Club - 14 Minute Walk
Harper Parade & Shops - 10 Minute Walk
ALDI - 6 Minute Drive

Distance Times As Estimated By Google Maps.

Note

Please Find The Attached Brochure With Material Information For Buyers. The Location Is Part Of A Conservation Area.

Disclaimer

Although Issued In Good Faith, These Particulars Are Not Factual Representations And Are Not A Part Of Any Offer Or Contract. Prospective Buyers Should Independently Verify The Matters Mentioned In These Particulars. There Is No Authority For Harper & Co Estate Agents Limited Or Any Of Its Employees To Make Any Representations Or Warranties About This Property.

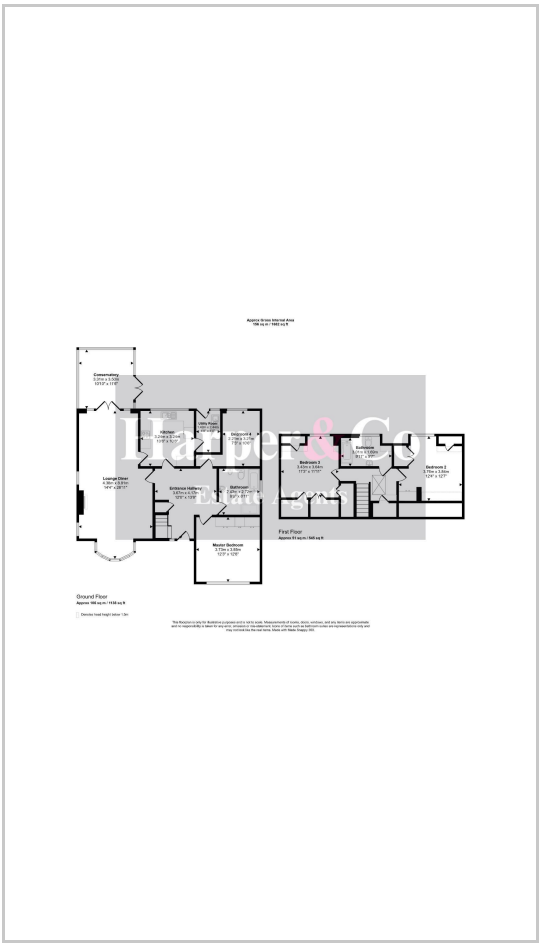
While We Try To Be As Accurate As Possible With Our Sales Particulars, They Are Only A General Overview Of The Property. If There Is Anything In Particular That Is Important To You, Please Contact The Office And We Will Be Happy To Check The Situation For You, Especially If You Are Considering Traveling A Significant Distance To View The Property. The Measurements Provided Are Only For Guidance, Thus They Must Be Regarded As Inaccurate. Please Be Aware That Harper & Co Have Not Tested Any Of The Services, Appliances, Or Equipment In This Property; As A Result, We Advise Prospective Buyers To Commission Their Own Surveys Or Service Reports Before Submitting A Final Offer To Purchase. Money Laundering Regulations:In Order To Avoid Any Delays In Finalising The Sale, Intending Buyers Will Be Required To Provide Identification Documentation At A Later Time. Please Cooperate With Us In This Process.

Money Laundering

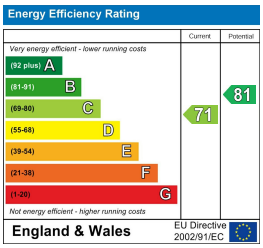
In accordance with Anti-Money Laundering Regulations, all purchasers are required to complete identity and AML verification checks as part of the sales process. A fee of £30 per person applies for these checks. We appreciate your cooperation in helping us meet our legal obligations.

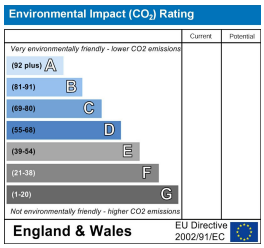
Area Map

Floor Plans



Energy Efficiency Graph





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Progress House Fudan Way, Thornaby, Stockton-on-Tees, TS17 6EN
Tel: 01642 638 000 Email: sales@harperandcoestateagents.co.uk https://www.harperandcoestateagents.co.uk