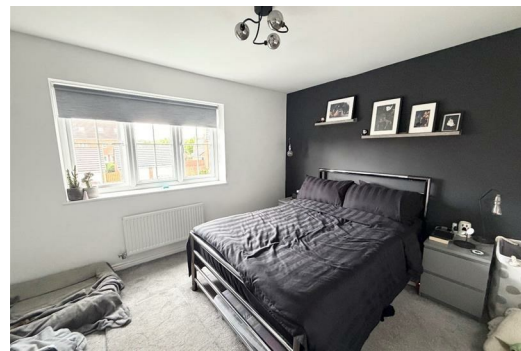
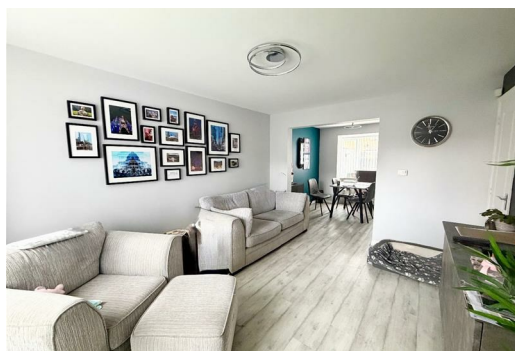




n excellent opportunity to purchase this beautifully maintained three-bedroom detached residence, situated within a popular and well-established residential development in Stockton-on-Tees.

Designed to suit modern family living, the property offers generous and flexible accommodation throughout. The welcoming entrance leads into a spacious open-plan living and dining room, creating an ideal environment for both everyday living and entertaining guests. This inviting space flows effortlessly into a stylish fitted kitchen, which is complemented by a separate utility room providing additional storage and laundry space. A convenient ground-floor cloakroom/WC completes the downstairs accommodation.

Upstairs, the property features three well-proportioned bedrooms, all offering comfortable living space. The main bedroom benefits from a private en-suite shower room, while the remaining bedrooms are served by a modern family bathroom finished to a high standard.

Outside, the property enjoys a low-maintenance front garden and a fully enclosed rear garden, perfect for relaxing, gardening, or family activities. A driveway provides off-street parking and leads to a detached garage. The home also benefits from an electric vehicle charging point, adding further practicality and appeal for today's buyers.

Buckthorn Crescent, Stockton-On-Tees, TS21 3LD

3 Bed - House - Detached

£220,000

EPC Rating:

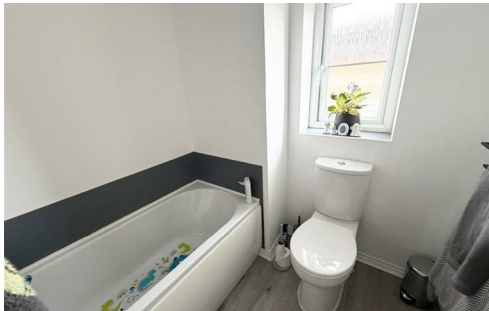
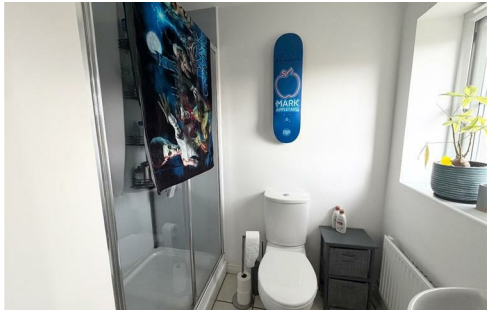
Council Tax Band: C

Tenure: Freehold



Buckthorn Crescent, Stockton-On-Tees, TS21
3LD

- Hallway
Entrance front door and stairs to upper
- Lounge
Double glazed front window, flooring and pen plan with dining room.
- Diner
Flooring and rear double glazed window.
- Kitchen
Rear double glazed window and access to utility room.
- Utility
Rear access door and access to cloakroom.
- Cloakroom
w/c, wash hand basin and side double glazed window
- Landing
- Bedroom
Double glazed window and dressing area.
- Ensuite
Shower, wash hand basin, wc and double glazed window
- Bedroom
Double glazed window
- Bedroom
Double glazed window
- Bathroom
Bath, w/c, wash hand basin and double glazed window



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		