



28 Atlantic Crescent, Thornaby
£130,000





28 Atlantic Crescent

Thornaby, Stockton-On-Tees

This impressive 2 bed modern end-terrace house is offered for sale with NO ONWARD CHAIN & occupies a generous corner plot, enjoying pleasant lawned gardens & a driveway providing off street parking.

- An impressive two bedroom modern end-terrace house
- Offered for sale with NO ONWARD CHAIN
- Occupying a generous corner plot with pleasant lawned gardens
- Driveway providing generous off street parking
- Gas central heating system and double glazing
- Bright and airy lounge with double glazed French doors to the rear garden
- Kitchen with a range of fitted units and built in oven and hob
- Ground floor Cloakroom/WC
- Two generous first floor bedrooms
- Bathroom with white three piece suite and shower over the bath

28 Atlantic Crescent

Thornaby, Stockton-On-Tees

This impressive two bedroom modern end-terrace house is offered for sale with NO ONWARD CHAIN and occupies a generous corner plot, enjoying pleasant lawned gardens and a driveway providing ample off street parking.

Ideally suited to first-time buyers, couples or those looking to downsize, the property offers well-presented accommodation designed for modern day living.

The bright and airy lounge provides a welcoming space in which to relax, with double glazed French doors opening directly onto the rear garden, creating a lovely connection between indoor and outdoor living.

The kitchen is fitted with a range of units, incorporating a built-in oven and hob, while a useful ground-floor cloakroom/WC adds further practicality.

To the first floor, there are two generous bedrooms, complemented by a bathroom fitted with a white three-piece suite and shower over the bath.

Further benefits include gas central heating and double glazing throughout.

Externally, the generous corner plot provides attractive lawned gardens, while the driveway offers excellent off street parking.

Located within this popular Thornaby development close to an excellent range of amenities.

Council Tax band: B

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C





Buyers Identification Check(s)

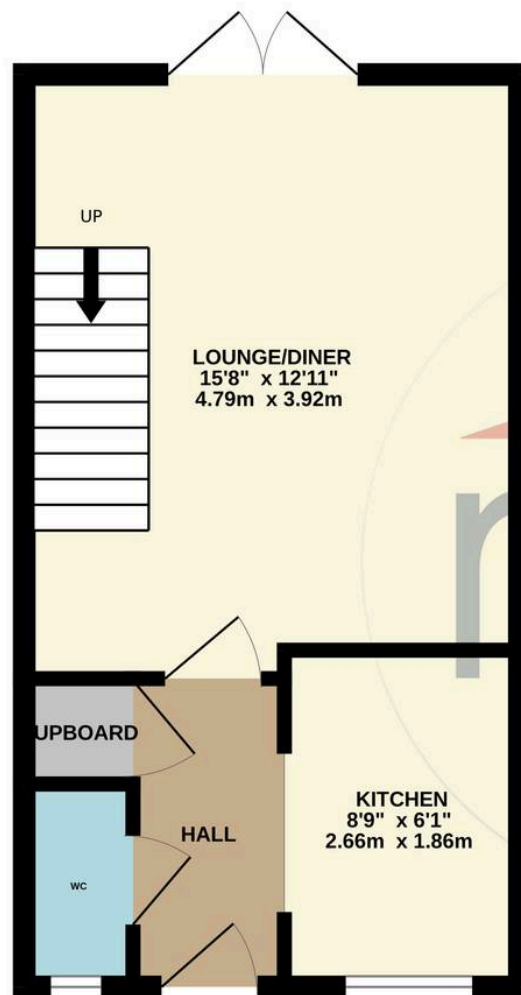
Should a purchaser(s) have an offer accepted on a property marketed by Michael Poole Estate Agents they will need to undertake an identification check. This is done to meet our obligation under Anti Money Laundering Regulations (AML) and is a legal requirement. We use a third party service to verify your identity; this is not a credit check and will have no effect on credit history. The cost of these checks is £36 inc. VAT per buyer, which is paid in advance, when an offer is agreed and prior to a sales memorandum being issued. This charge is non-refundable.

AGENTS REF:

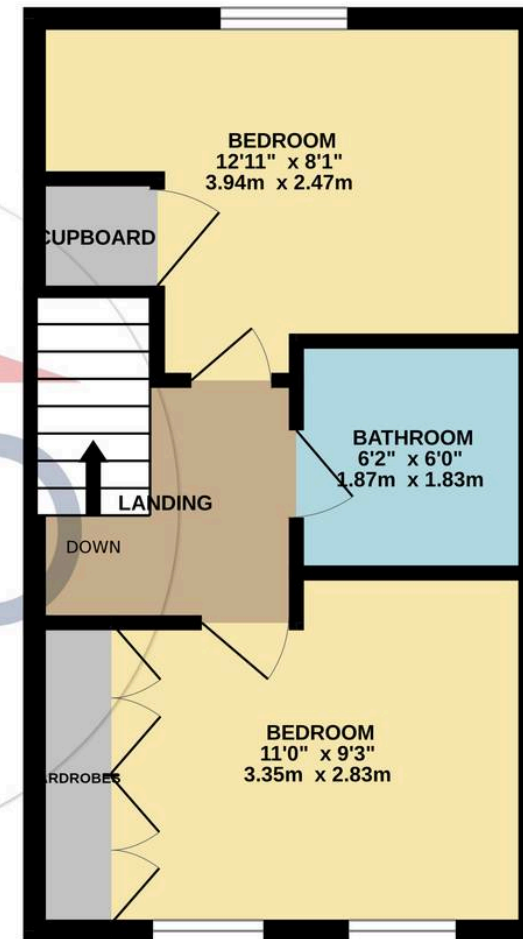
DC/LS/20102026



GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		92
(81-91) B		
(69-80) C	78	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		

England, Scotland & Wales

Environmental Impact (CO₂) Rating

	Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>		
(92+) A		94
(81-91) B		
(69-80) C	80	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO₂ emissions</i>		

England, Scotland & Wales

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