



11 Howard Drive, Marske-By-The-Sea  
£229,950





## 11 Howard Drive

Marske-By-The-Sea, Redcar

Beautifully presented three-bedroom semi-detached home on Howard Drive with modern kitchen, lounge, family bathroom, enclosed garden, garage, and driveway. Ideal for families or first-time buyers.

- Three-bedroom semi-detached home
- Highly sought-after Howard Drive location
- Spacious lounge
- Large modern fitted kitchen with breakfast bar
- Three generous bedrooms
- Contemporary family bathroom
- Integral garage
- Private enclosed rear garden
- Driveway providing off-road parking
- Close to local amenities, schools and the beach
- Ideal family home, ready to move into

# 11 Howard Drive

## Marske-By-The-Sea, Redcar

Occupying a sought-after position on Howard Drive, Marske-by-the-Sea, this beautifully presented three-bedroom semi-detached home offers spacious, modern accommodation, making it an ideal choice for families, first-time buyers or those looking to upsize.

The property welcomes you into a bright and inviting entrance hall, leading to a generously proportioned lounge, perfect for relaxing or entertaining guests. The impressive modern fitted kitchen features a stylish range of units, ample worktop space and a breakfast bar, creating the perfect space for everyday family life.

Upstairs, there are three well-proportioned bedrooms, all offering comfortable accommodation, together with a contemporary family bathroom finished to a high standard.

Externally, the home benefits from a private enclosed rear garden, providing a peaceful outdoor space ideal for children, pets and summer entertaining. An integral garage offers excellent storage or secure parking, complemented by a driveway providing additional off-road parking.

Situated in one of Marske's most desirable residential locations, the property is conveniently placed for local schools, shops, transport links and the beautiful coastline, making this a fantastic opportunity to purchase a home that combines space, style and practicality.

Council Tax band: B

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C

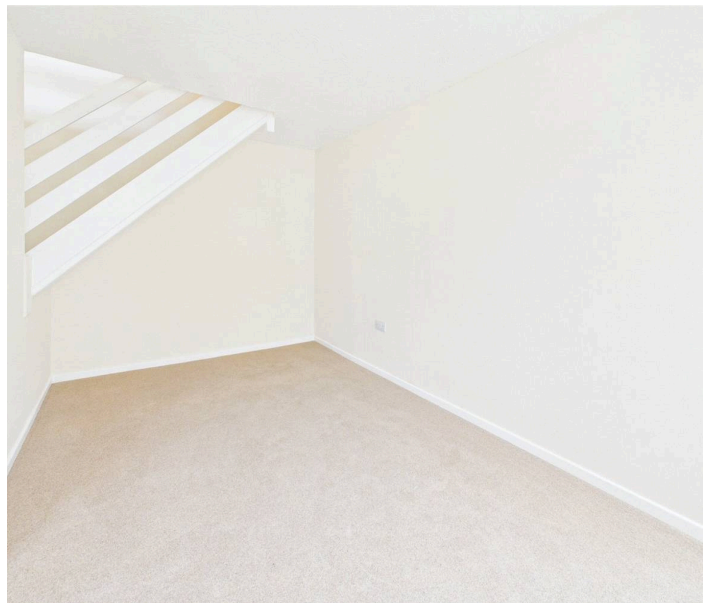




**Buyers Identification Check(s)**

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:**





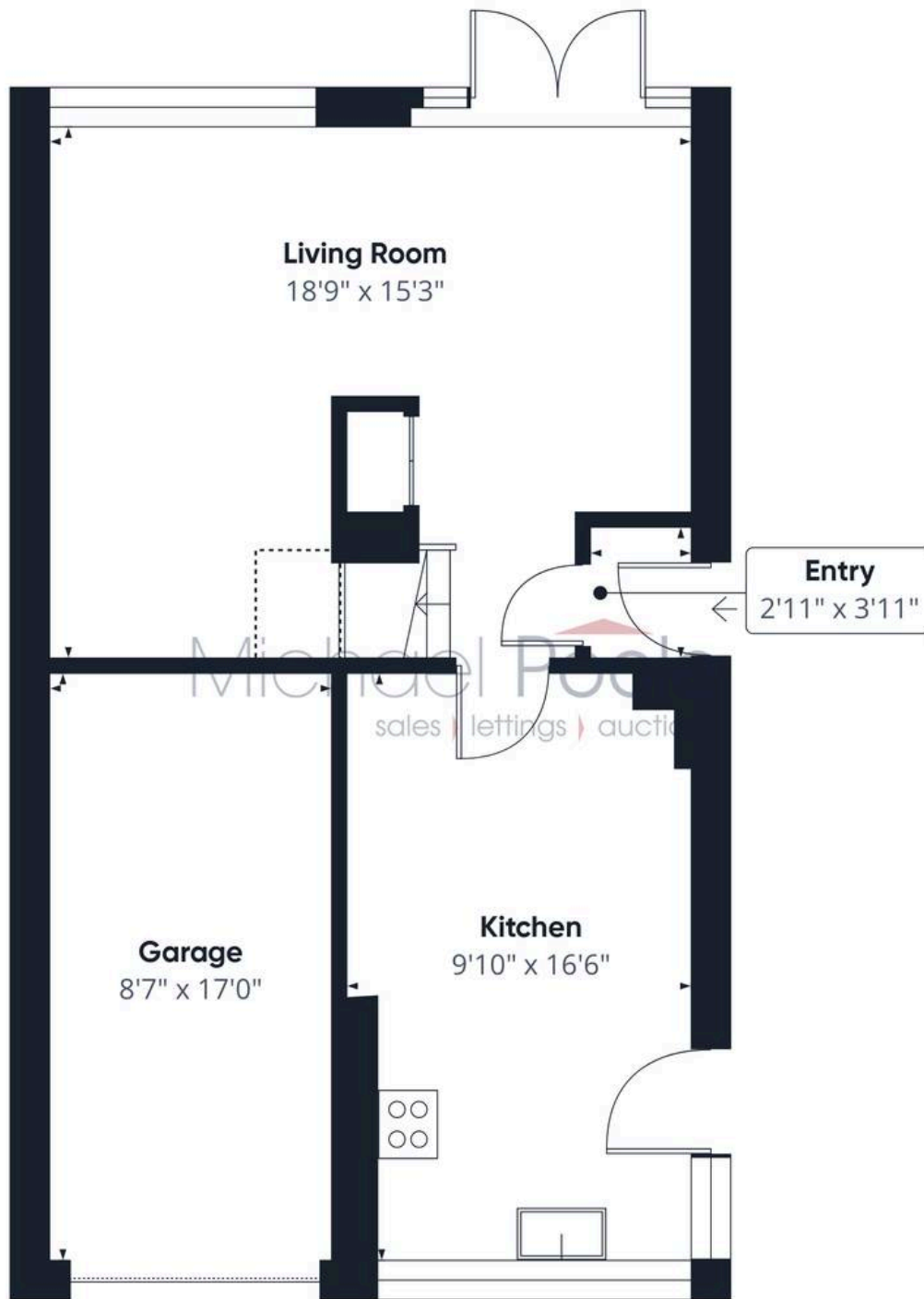






| Energy Efficiency Rating                    |         |           |
|---------------------------------------------|---------|-----------|
|                                             | Current | Potential |
| Very energy efficient - lower running costs |         |           |
| (92+) <b>A</b>                              |         |           |
| (81-91) <b>B</b>                            |         |           |
| (69-80) <b>C</b>                            | 76      | 81        |
| (55-68) <b>D</b>                            |         |           |
| (39-54) <b>E</b>                            |         |           |
| (21-38) <b>F</b>                            |         |           |
| (1-20) <b>G</b>                             |         |           |
| Not energy efficient - higher running costs |         |           |
| England, Scotland & Wales                   |         |           |

| Environmental Impact (CO <sub>2</sub> ) Rating                  |         |           |
|-----------------------------------------------------------------|---------|-----------|
|                                                                 | Current | Potential |
| Very environmentally friendly - lower CO <sub>2</sub> emissions |         |           |
| (92+) <b>A</b>                                                  |         |           |
| (81-91) <b>B</b>                                                |         |           |
| (69-80) <b>C</b>                                                | 77      | 78        |
| (55-68) <b>D</b>                                                |         |           |
| (39-54) <b>E</b>                                                |         |           |
| (21-38) <b>F</b>                                                |         |           |
| (1-20) <b>G</b>                                                 |         |           |
| Not environmentally friendly - higher CO <sub>2</sub> emissions |         |           |
| England, Scotland & Wales                                       |         |           |





## Michael Poole

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