

IMESON STREET, ESTON, MIDDLESBROUGH, TS6 9EU



- ▲ Terraced Property
- ▲ Two/Three Bedrooms
- ▲ A Fantastic Well Presented Property
- ▲ Highly Popular Area
- ▲ Back to Brick Renovation

- ▲ Wren Kitchen with Neff Appliances
- ▲ Brilliant for a First Time Buyer
- ▲ On Street Parking
- ▲ Landscaped Low Maintenance
- ▲ Southerly Facing Rear Garden

Offers Over £119,950

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Simply bring your furniture to this fully renovated terraced home. The property has been the subject to a back to brick renovation with modern style decoration throughout, lovely Wren kitchen, modern style bathroom and oak staircase and panelled doors. Nicely positioned for local amenities, schooling and transport links. Early serious viewing is advised.

GROUND FLOOR

HALL - 1.93m x 3.98m (6'4" x 13'1")

Modern style part glazed composite entrance door, washed oak Karndean flooring, graphite radiator, and oak staircase to the first floor.

LIVING ROOM - 3.33m (10'11") x 3.99m (13'1") increasing to 4.62m (15'2") into the bay

A stunning bay windowed room with LVT Herringbone flooring, modern style radiator and UPV window.

KITCHEN DINER - 5.32m (17'5") reducing to 2.59m (8'6") x 6.33m (20'9") reducing to 2.73m (8'11")

A light and bright southerly facing room with a Wren fitted kitchen, Karndean flooring flows through from the hall, feature panelled dining area with French doors to the rear garden. The kitchen benefits from a Neff integrated oven, microwave, warming drawer and induction hob with extractor hood, full height fridge and freezer, integrated washing machine and dishwasher. Brushed stainless steel downlighters throughout, twin UPVC windows and part glazed door to the rear garden.

FIRST FLOOR

LANDING - 1.75m x 2.20m (5'9" x 7'3")

With oak panelled doors to all rooms and access to the boarded loft space which houses the combi boiler.

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BEDROOM ONE - 3.50m x 3.99m (11'6" x 13'1")

A fantastic spacious room with feature wall and neutral carpet, graphite style radiator, and opens through to the former third bedroom repurposed to a dressing room.

BEDROOM TWO - 3.45m x 2.70m (11'4" x 8'10")

A nicely presented double room with bespoke decoration and neutral carpet, graphite radiator and a UPVC window overlooks the rear garden.

DRESSING ROOM/BEDROOM THREE - 1.79m (5'10") reducing to 0.85m (2'9") x 2.71m (8'11") reducing to 2.00m (6'7")

This former bedroom has been repurposed to this handy space currently used as a dressing room however can be easily turned back into a bedroom if required with graphite radiator and UPVC window.

BATHROOM - 1.75m x 1.69m (5'9" x 5'7")

White modern suite with over bath thermostatic shower, waterfall taps, fully tiled walls, brushed stainless steel downlighters, tiled flooring, high gloss vanity storage unit, modern style graphite radiator and UPVC window.

EXTERNALLY

PARKING & GARDEN - The front of the property benefits from on street parking. To the rear there is a fantastic, landscaped southerly facing garden. This low maintenance space is paved with artificial laid lawn, outdoor hot and cold water taps, further seating area with pergola and gated access to the rear of the property.

Mains Utilities

Gas Central Heating

Mains Sewerage

No Known Flooding Risk

No Known Legal Obligations

Standard Broadband & Mobile Signal

No Known Rights of Way

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: - CF/LS/RED260498/06072026

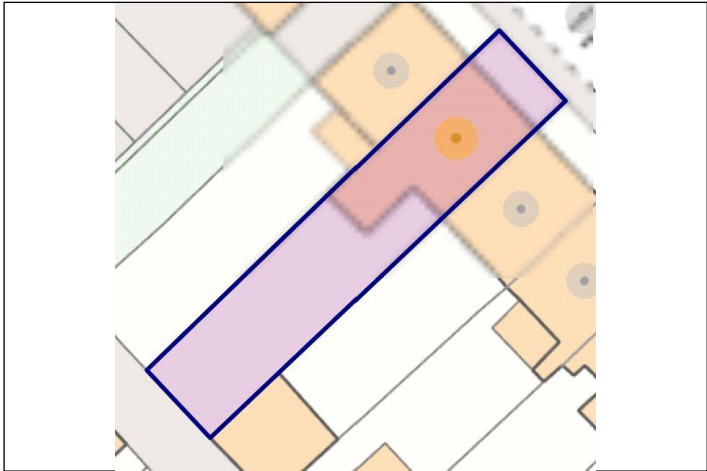
Council Tax Band: A **Tenure:** Freehold

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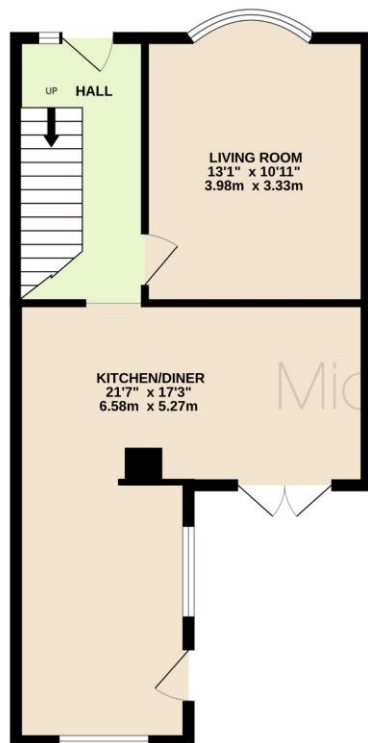
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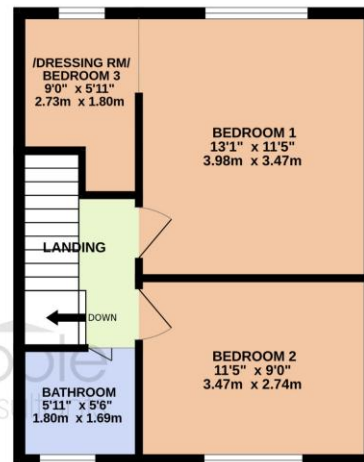
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GROUND FLOOR
488 sq.ft. (45.4 sq.m.) approx.



1ST FLOOR
381 sq.ft. (35.4 sq.m.) approx.



TOTAL FLOOR AREA: 869 sq.ft. (80.7 sq.m.) approx.
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 misstatement. 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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