



Rigel Road, Queensgate, Stockton-On-Tees, TS18 3XA

This immaculately presented four bedroom detached home offers stylish, high quality accommodation in a sought after location. Designed and maintained to an exceptional standard, the property benefits from gas central heating via a modern combi boiler and double glazed windows throughout, ensuring both comfort and energy efficiency.

Upon entering, you are welcomed by a bright and inviting hallway that leads to a ground floor wc and a spacious lounge, perfect for relaxation or entertaining. The beautifully appointed kitchen and dining room, benefit fitted integrated fridge freezer, dishwasher, oven and hob with extractor, and washing machine, creating a practical yet elegant space for family living. A doorway from the kitchen provides direct internal access to the garage, which is equipped with power.

Upstairs, the property offers four generously sized bedrooms, the master having access to an en suite shower room. A family bathroom completes the first floor accommodation. Outside, the home enjoys a good sized lawned garden complemented by a substantial patio area, ideal for outdoor dining and summer gatherings. The long driveway provides off-road parking for two to three vehicles, in addition to the garage, making it perfect for families or those requiring extra space.

Located on the Queensgate development which offers easy access to excellent transport links, ensuring a hassle free commute. Conveniently located close by is a Lidl Supermarket, Hartburn Primary School, Ian Ramsey Secondary school and Ropner Park.

This property combines comfort, quality, and convenience, making it an excellent choice for buyers seeking a ready-to-move-in home with impressive features both inside and out.

Offers Over £240,000



HALL

LOUNGE

14'11" x 13'3" (4.55m x 4.04m)



KITCHEN/DINING ROOM

16'7" x 13'5" (5.05m x 4.09m)

DOWNSTAIRS WC

6'8" x 3' (2.03m x 0.91m)

LANDING

BEDROOM ONE

11'7" x 9'10" (3.53m x 3.00m)

ENSUITE

6'5" x 3'10" (1.96m x 1.17m)

BEDROOM TWO

17'9" x 7'9" (5.41m x 2.36m)

BEDROOM THREE

9'9" x 9'6" (2.97m x 2.90m)

BEDROOM FOUR

7'1" x 6'6" (2.16m x 1.98m)

BATHROOM

6'6" x 6'1" (1.98m x 1.85m)

AML PROCEDURE

To comply with anti-money laundering regulations (AML) all estate agents must be registered with HMRC. Gowland White complies with this legislation by using an online AML risk assessment company, approved by the UK Government. Please note that all buyers are charged a fee of £36.00 (inc. VAT), for each buyer, to cover this process. These fees are payable before we can progress an agreed sale.



Rigel Road, Queensgate, Stockton-On-Tees, TS18 3XA

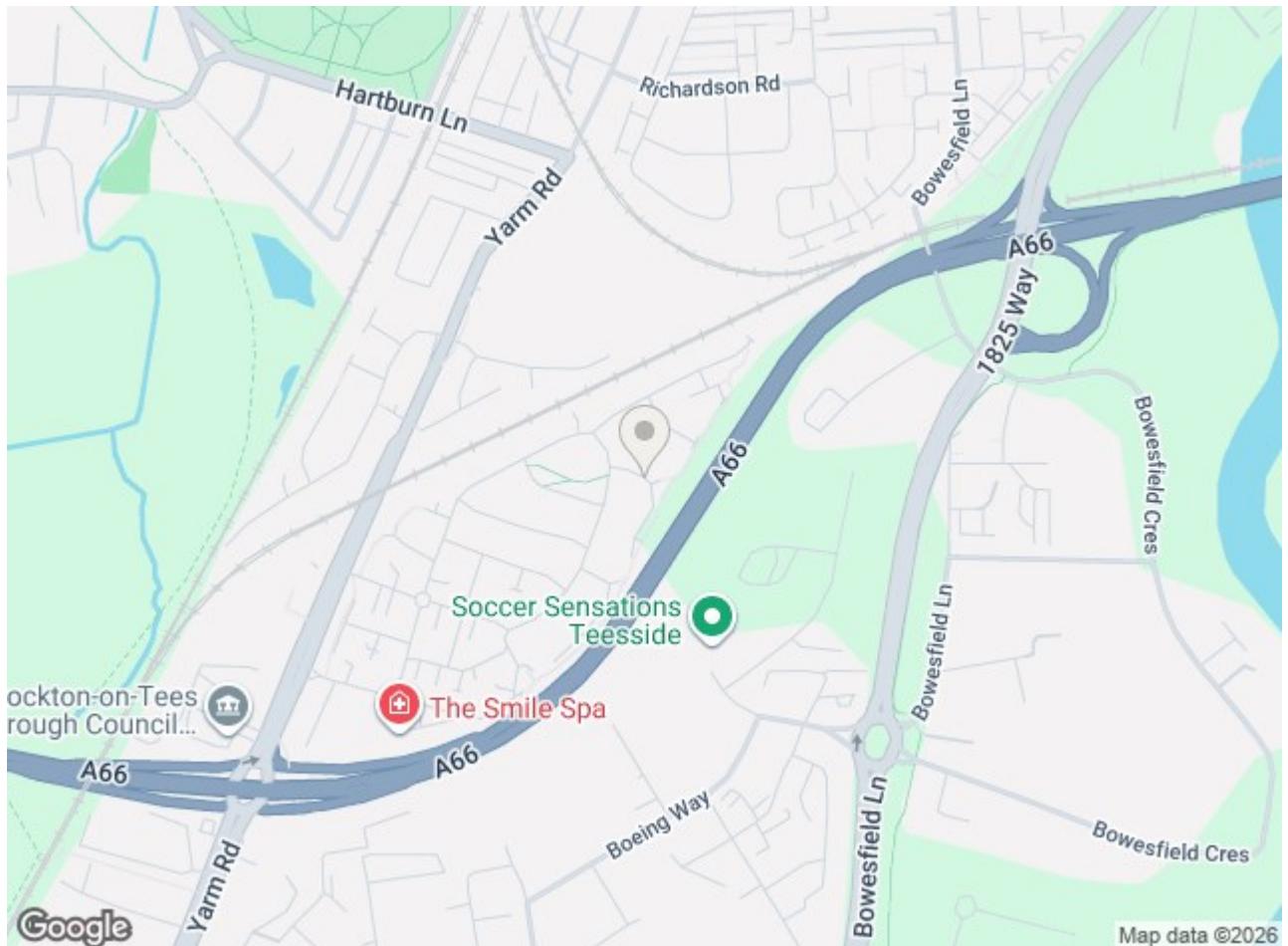


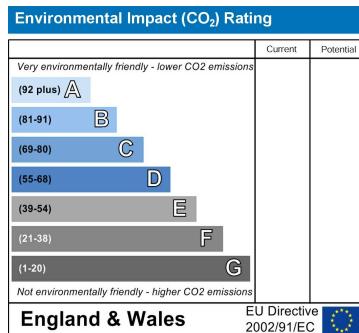
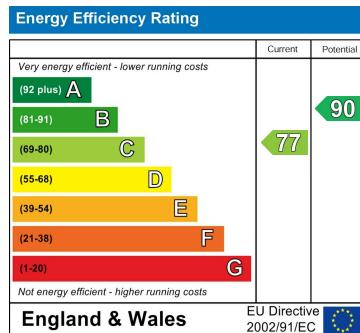
Tel: 01642 615657

Rigel Road, Queensgate, Stockton-On-Tees, TS18 3XA



Tel: 01642 615657





VIEWING

Please contact us on 01642 615657 if you wish to arrange a viewing or would like more information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

17 Bishop Street, Stockton on Tees, TS18 1SY
stockton@gowlandwhite.co.uk

Tel: 01642 615657