



**Rimswell Road, Stockton-On-Tees TS19 7LH**

**welcome to**

## **Rimswell Road, Stockton-On-Tees**

A well-presented three-bedroom semi-detached home in the popular Fairfield area of Stockton. Featuring a bright lounge/diner with French doors, modern kitchen with utility, driveway, garage, and enclosed rear garden. Ideal for first-time buyers or families, close to local schools and amenities!

### **Entrance Porch**

Under stairs cupboard

### **Entrance Hall**

Composite door, stairs to first floor, radiator

### **Lounge**

13' 5" into bay window x 11' 9" ( 4.09m into bay window x 3.58m )

Front bay window, radiator, internal side window

### **Dining Room**

12' 10" x 10' 7" ( 3.91m x 3.23m )

open plan diner, french doors, radiator, hard flooring

### **Kitchen**

15' 7" x 7' 4" ( 4.75m x 2.24m )

Rear window, side door, side window, sink, built in dish washer, built in fridge/freezer, space for oven, extractor

### **Utility Room**

14' 11" x 8' 7" ( 4.55m x 2.62m )

Space for appliances

### **Landing**

Side window

### **Bedroom 1**

10' 6" x 14' 2" ( 3.20m x 4.32m )

Front window, radiator

### **Bedroom 2**

12' 3" x 10' 5" ( 3.73m x 3.17m )

Rear window, radiator

### **Bedroom 3**

7' 7" x 6' 9" ( 2.31m x 2.06m )

Front window. radiator

### **Bathroom**

Walk in shower, sink, towel radiator, boiler cupboard, loft access. low level WC, 2 side windows

### **Front Garden**

New front wall, lawn, driveway

### **Rear Garden**

Small patio, laid to lawn, enclosed by new timber fence, flower beds

### **Outbuilding(s)**

Up over door, side window, light and electricity, electric vehicle charger (7kW/22kW) with tethered cable to reach driveway





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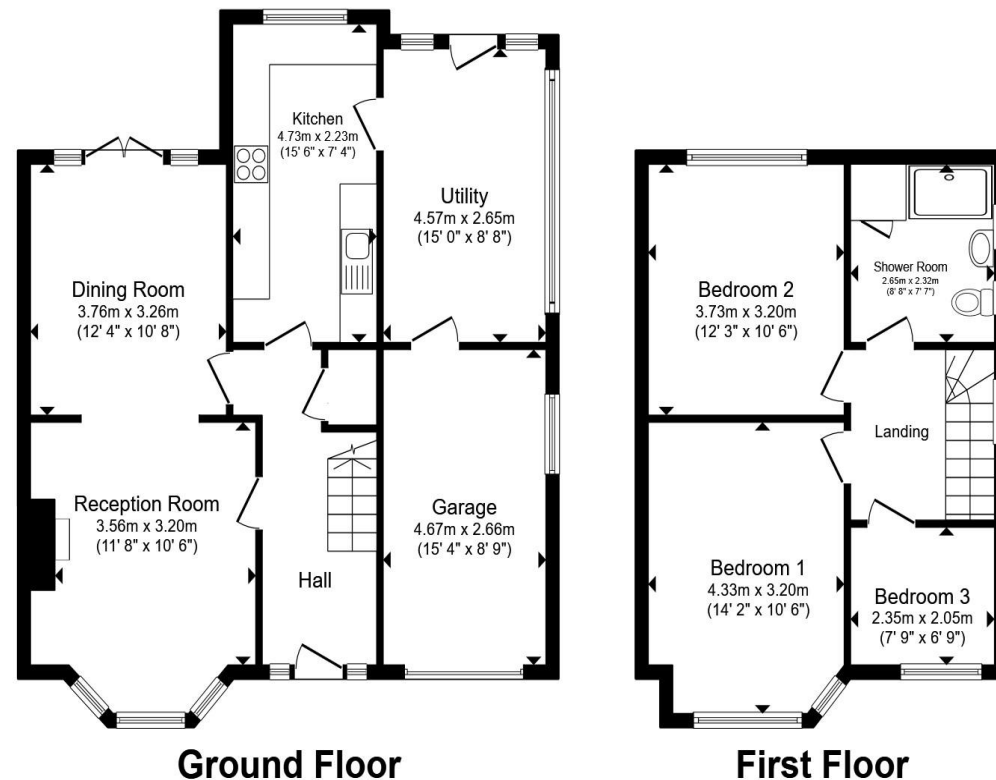
## Rimswell Road, Stockton-On-Tees

- FRONT AND REAR GARDENS
- OUTBUILDING WITH LIGHTING AND ELECTRICITY
- GARAGE
- OFF-STREET PARKING
- CLOSE TO LOCAL AMENITIES

Tenure: Freehold EPC Rating: D

Council Tax Band: C

**£205,000**



Total floor area 117.5 m<sup>2</sup> (1,264 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)



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