



**Goldcrest Close, Hartlepool, TS26 0RY**

**welcome to**

## **Goldcrest Close, Hartlepool**

This stunning extended three-bedroom detached family home on Bishop Cuthbert, this home occupies a desirable position within a quiet cul-de-sac, offering beautifully presented accommodation finished to an exceptional standard throughout.

### **Entrance Hall**

Entered via composite double glazed door into entrance hallway, radiator, Karndean flooring, stairs leading to first floor, built in cloak cupboard, burglar alarm, door leading to lounge.

### **Lounge**

12' (max) x 16' 4" ( 3.66m (max) x 4.98m )  
UPVC double glazed window to front, wood flooring, feature electric fire with decorative wood surround and marble hearth, coved cornicing, TV point, archway leading to the dining room.

### **Dining Room**

8' 3" x 9' ( 2.51m x 2.74m )  
Radiator, concertina doors leading to extension room, coved cornicing, door leading to the kitchen.

### **Kitchen**

9' 5" x 9' ( 2.87m x 2.74m )  
Internal UPVC double glazed window looking into the extension, tiled flooring, beautiful range of white gloss wall and base units with complimenting granite working surfaces with matching upstands, red subway brick tiled splashback, inset electric oven, five ring gas hob with extractor over, inset stainless steel sink/drainer with swan neck mixer tap and grooved drainer, plumbing and recess for dishwasher, under stairs storage cupboard used as a pantry cupboard, space for free standing fridge freezer, spotlights, coved cornicing, door leading into utility area.

### **Utility Room**

5' 2" x 6' ( 1.57m x 1.83m )  
UPVC double glazed door leading to rear, tiled flooring, work surface with plumbing and recess for washing machine, space for tumble dryer, radiator, wall units, door leading to downstairs WC.

### **Downstairs Wc**

Tiled flooring, low level low flush WC, wash hand basin with tiled splashback, radiator, coved cornicing, extractor fan.

### **Extension**

10' 3" x 16' 9" ( 3.12m x 5.11m )  
Laminate flooring, Karndean flooring, 5 door anthracite grey bi-folding doors leading to the rear, spotlights, two skylight windows, anthracite grey radiator, wood log burner with tiled surround and slate hearth.

### **Landing**

Stairs from hallway, loft hatch access, doors leading to all principle rooms, loft is boarded with pull down ladder, power and lighting, built in storage cupboard housing wall mounted valiant combi boiler.

### **Bedroom 1**

11' 7" (max) x 11' 4" (max) ( 3.53m (max) x 3.45m (max) )  
UPVC double glazed window to rear, radiator, coved cornicing, two door built in wardrobes, door leading to en-suite.

### **Ensuite / Shower Room**

UPVC double glazed window to rear, tiled flooring, tiled walls, wall mounted storage, corner shower cubicle with rainfall shower head and hand held attachment, wall niche shelving, concealed system low level low flush WC, corner wall mounted wash hand basin with mixer tap, extractor fan, spotlights to ceiling.





### **Bedroom 2**

12' x 8' 2" ( 3.66m x 2.49m )

UPVC double glazed window to front, radiator, built in storage cupboard.

### **Bedroom 3**

12' (max) x 9' 2" (max) ( 3.66m (max) x 2.79m (max) )

UPVC double glazed window to front, radiator, built in storage cupboard, laminate flooring.

### **Family Bathroom**

UPVC double glazed window to rear, tiled flooring, corner shower cubicle with rainfall shower head and hand held attachment, wall niche, wash hand basin with mixer tap, concealed system low level low flush WC, built in storage units, quartz work surface, mirror heated towel rail, extractor fan.

### **Rear Garden**

Landscaped, over three tiers, Indian sandstone patio area.

Second Tier - artificial lawn.

Top tier - Indian sandstone

Outdoor tap, fence enclosed, outdoor sockets, attractive fitted wall lights, down lights, lean too shed down one of the sides with slate bed edging and the other side has a gate giving access to the front, west facing garden.



### **Front Garden**

Landscaped, double width block paved driveway, slate bed area with raised planters, driveway leads to garage.

### **Garage**

Roller shutter door, power and lighting.



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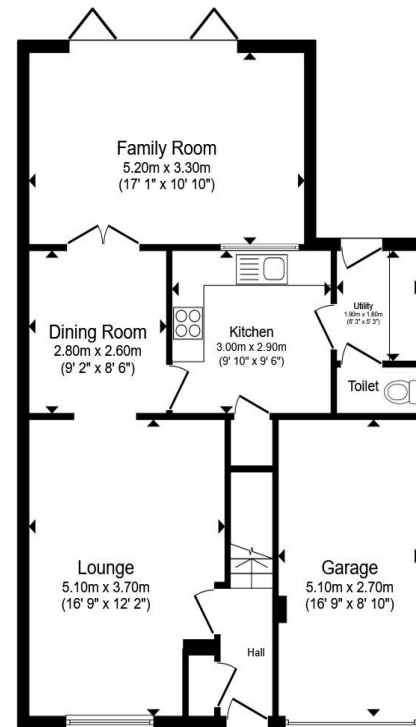
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## Goldcrest Close, Hartlepool

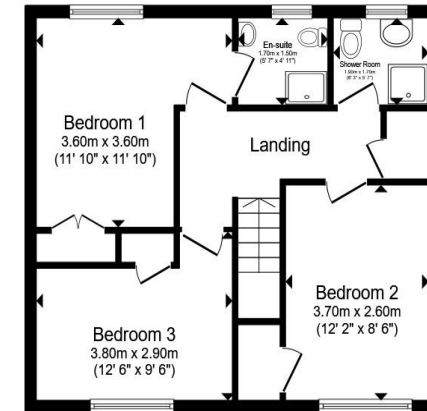
- THOUGHTFULLY EXTENDED
- UTILITY ROOM & DOWNSTAIRS WC
- IMPRESSIVE GARDEN ROOM
- MASTER BED WITH EN SUITE
- LANDSCAPED GARDEN

Tenure: Freehold EPC Rating: D  
Council Tax Band: C

**£250,000**



**Ground Floor**



**First Floor**

Total floor area 125.4 m<sup>2</sup> (1,350 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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**01429 261351**



[Hartlepool@mannersandharrison.co.uk](mailto:Hartlepool@mannersandharrison.co.uk)



Shrewsbury House 129 York Road,  
HARTLEPOOL, Durham, TS26 9DW



[mannersandharrison.co.uk](http://mannersandharrison.co.uk)