



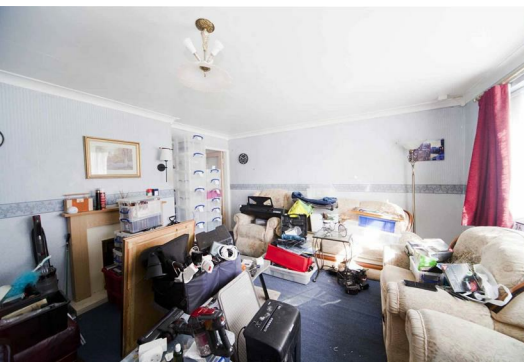
26 Coatham Drive

, Hartlepool, TS26 0AQ

£240,000



HUGE POTENTIAL!! GREAT LOCATION!! Igomove are pleased to present to the market this rarely available three bedroom detached residence located in the highly respected area of West Park, located close to Park Drive Cricket ground and to Ward Jackson Park, its also within walking distance to respected primary and secondary schools, this well planned abode is offered with vacant possession assured and provides several desirable elements which include; three well proportioned bedrooms, modern shower room, separate WC, spacious lounge, good size dining room, well proportioned kitchen, entrance hallway, porch, mature gardens, two vehicle driveway, garage, UPVC double glazing, gas central heating, freehold.



Well presented facade, lawned garden with established hedging, two car driveway to attached garage with electric door, front door into porch entry.

Entrance hallway with stairs to the first floor accommodation and under stairs fitted storage cupboard, dado rail.

Spacious lounge with front elevation window and feature fireplace.

Good size dining room with rear elevation window.

Well proportioned kitchen fitted with a selection of wall, base, and drawer cabinets, complimentary surfaces, integrated oven, integrated hob, integrated extractor, space for appliances, sink with mixer tap, plumbing for washing machine, side elevation door.

To the first floor landing there is a fitted storage cupboard and side elevation window bringing in natural light.

Bedroom one is a good size double situated to the front of the property with fitted storage.

Bedroom two is equally a good sized double located to the rear with fitted storage.

Bedroom three is a well proportioned single room with fitted storage and front elevation window.

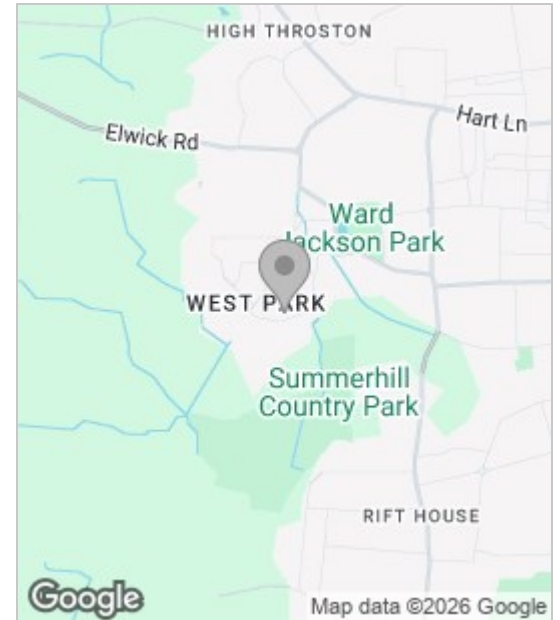
The modern shower room comprises oversized shower enclosure and vanity wash basin with complimentary tiling, heated towel radiator.

Separate WC.

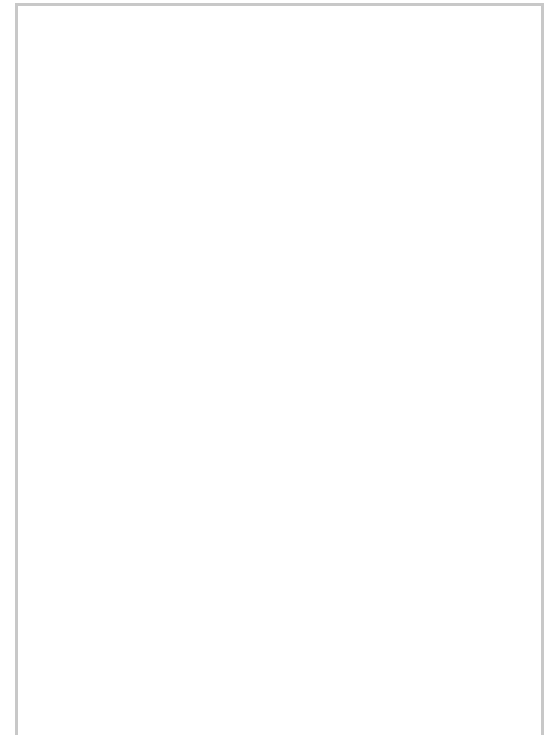
To the rear is an established garden of good proportions laid to lawn with mature shrubbery and patio area.

With lots of scope to develop and for the new owners to put their own stamp on this desirable home, this is a rare opportunity to acquire such a property ready for refurbishment in this location, contact Igomove in the first instance to arrange your viewing.

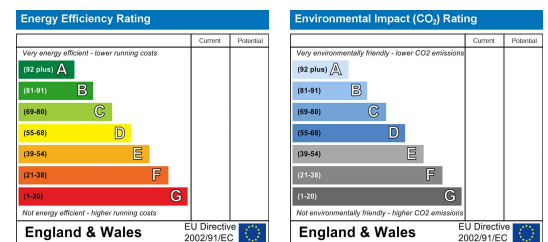
Area Map



Floor Plan



Energy Efficiency Graph



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