

14 Verbeia Road, Ingleby Barwick

£205,000

Michael Poole
SALES · LETTINGS · AUCTIONS



14 Verbeia Road

Ingleby Barwick, Stockton-On-Tees

A stylish, three bedroom detached home, which will interest a variety of prospective buyers nicely Situated within 'The Rings' area of Ingleby Barwick.

- A stylish, three bedroom detached home, which will interest a variety of prospective buyers
- Nicely Situated within 'The Rings' area of Ingleby Barwick
- Tastefully presented accommodation throughout, ideal for family living
- Modern, contemporary lounge with access to the versatile garage conversion
- Professionally converted garage conversion, currently used as a playroom
- Impressive kitchen/diner with a good range of fitted units, built in oven and hob and having double glazed French doors to the rear garden
- Useful ground floor cloakroom/WC
- Generous master bedroom with a nicely presented en-suite shower room
- Two further good sized bedrooms and a separate family bathroom with white three piece suite
- Double width driveway, lawned front garden and pleasant south-east facing rear garden with patio and lawn

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Situated within 'The Rings' development in Ingleby Barwick, this attractive three bedroom detached home was constructed in 2021 and offers well presented, attractively presented accommodation ideally suited to contemporary family living.

Finished to an excellent standard and we feel this delightful home warrants internal inspection to be fully appreciated.

Upon entering, an entrance lobby provides access to the spacious lounge which offers a comfortable setting for relaxation. A particularly appealing feature is the professional garage conversion, which has created a versatile additional reception space, currently utilised as a playroom and accessed directly from the lounge.

Further enhancing the ground floor is a convenient cloakroom/WC and an impressive open-plan kitchen/diner with double glazed French doors opening directly to the rear garden.

To the first floor, the landing leads to three well-proportioned bedrooms. The master bedroom benefits from a contemporary en-suite shower room, while the remaining bedrooms are served by a separate family bathroom.

Externally, the property benefits from a double width driveway providing off street parking, positioned alongside a lawned front garden. To the rear, a pleasant, enclosed south-east facing garden offering an attractive combination of patio and lawn, providing an excellent space for outdoor entertaining.

Council Tax band: D

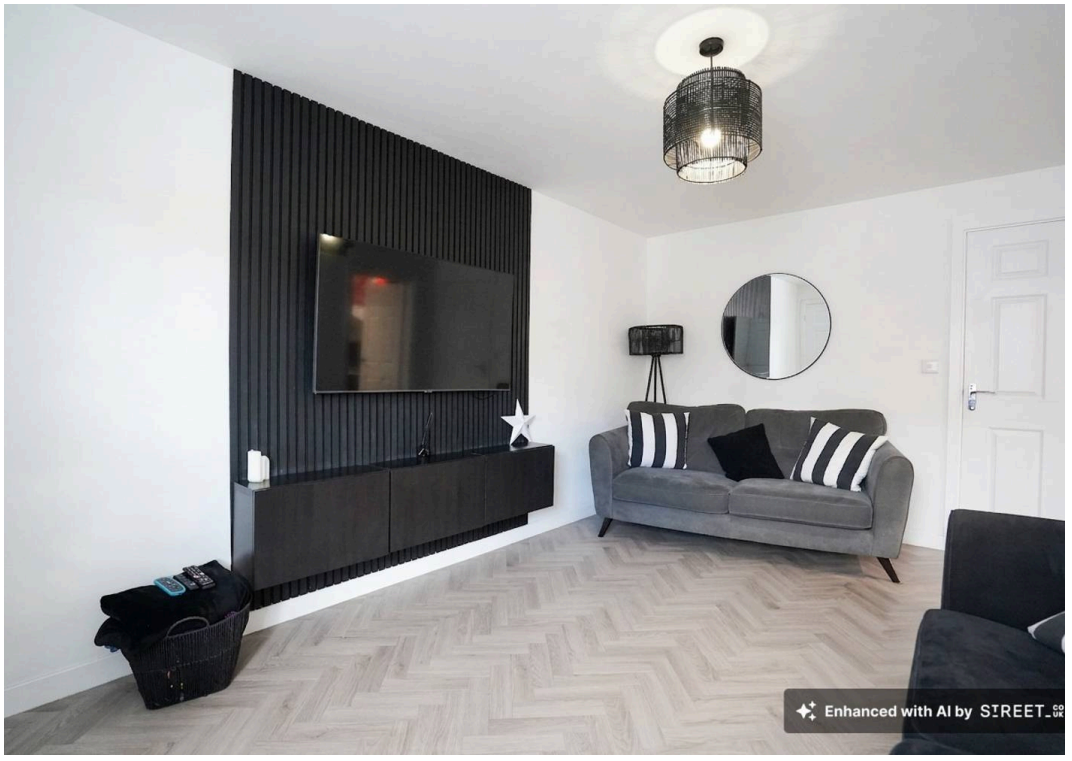
Tenure: Freehold

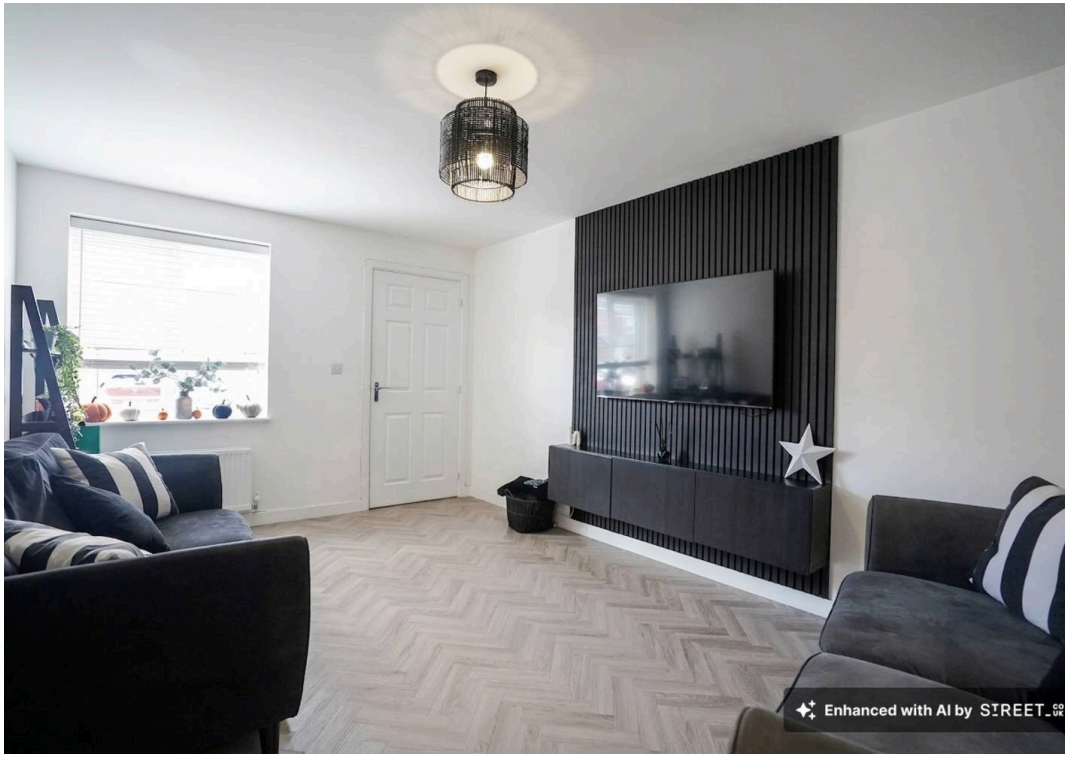
EPC Energy Efficiency Rating: B

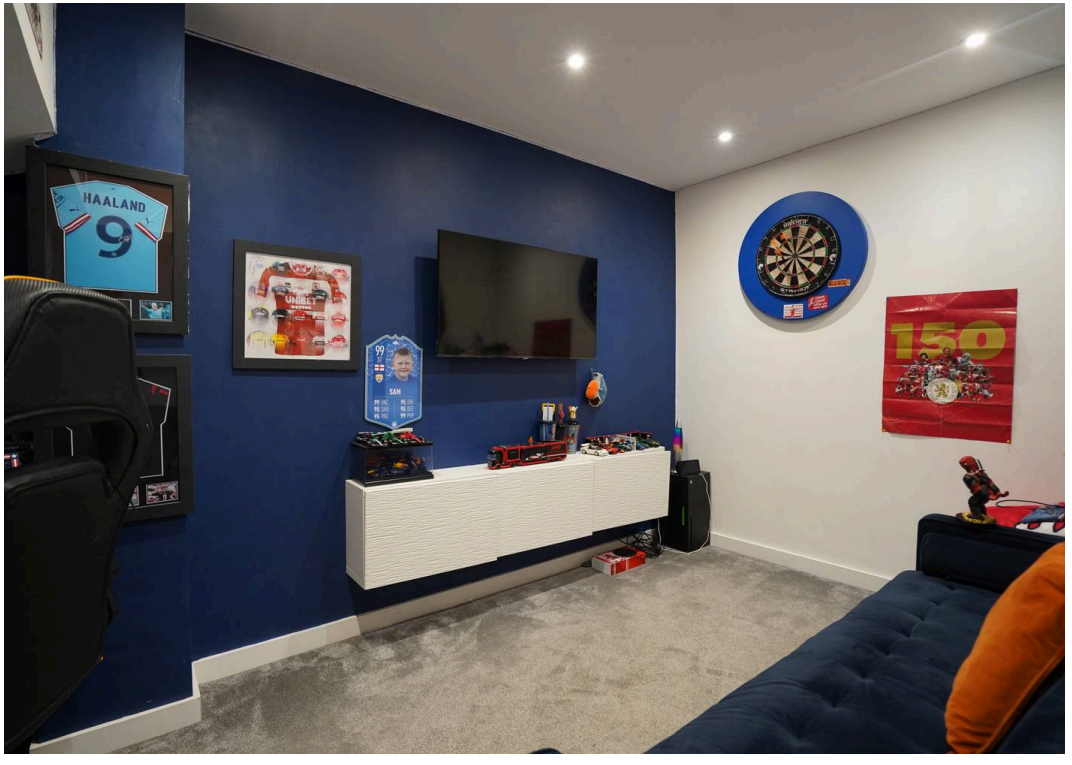
EPC Environmental Impact Rating: B






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Services
We are unable to confirm whether the services, central heating system etc, are in satisfactory working order. It would be prudent therefore for any prospective purchaser to ensure any such systems/appliances are tested prior to completion of any purchase.

AGENTS REF:
DC/LS/29102026



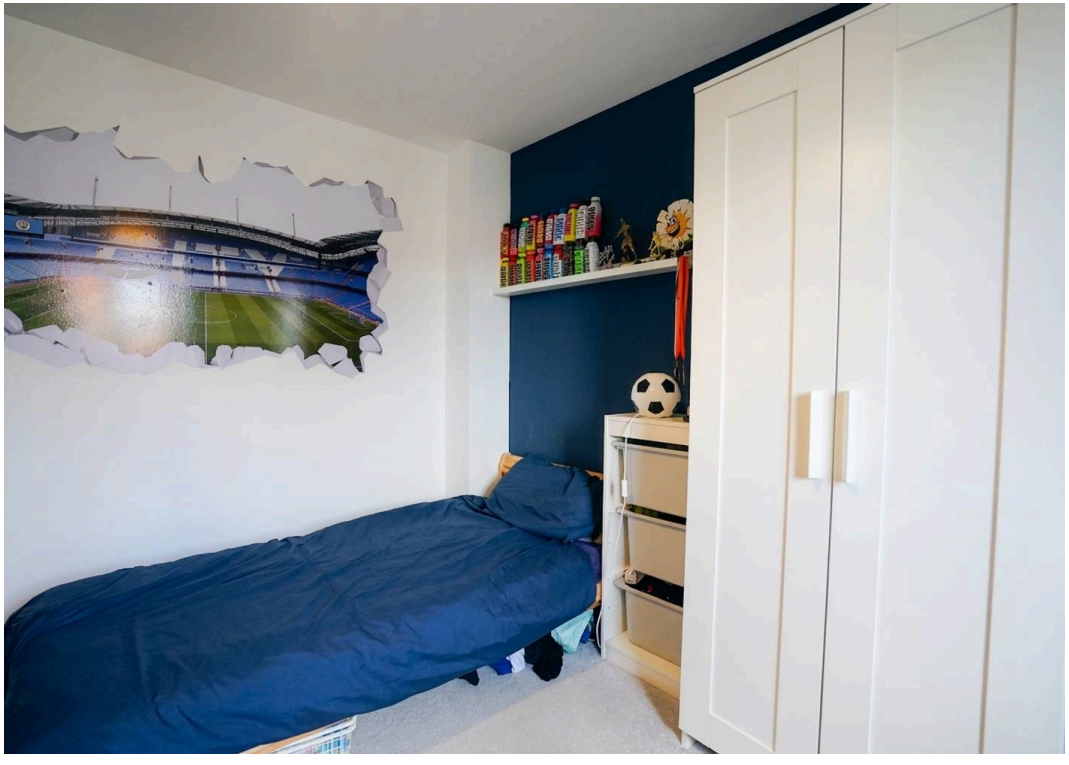


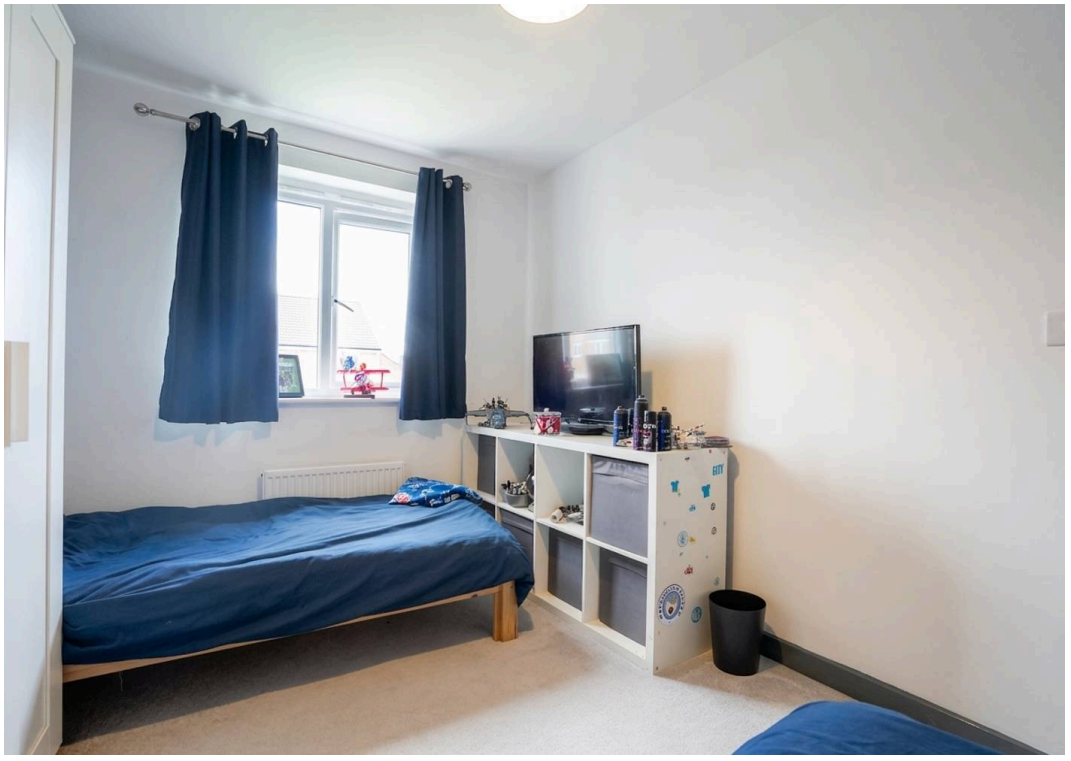













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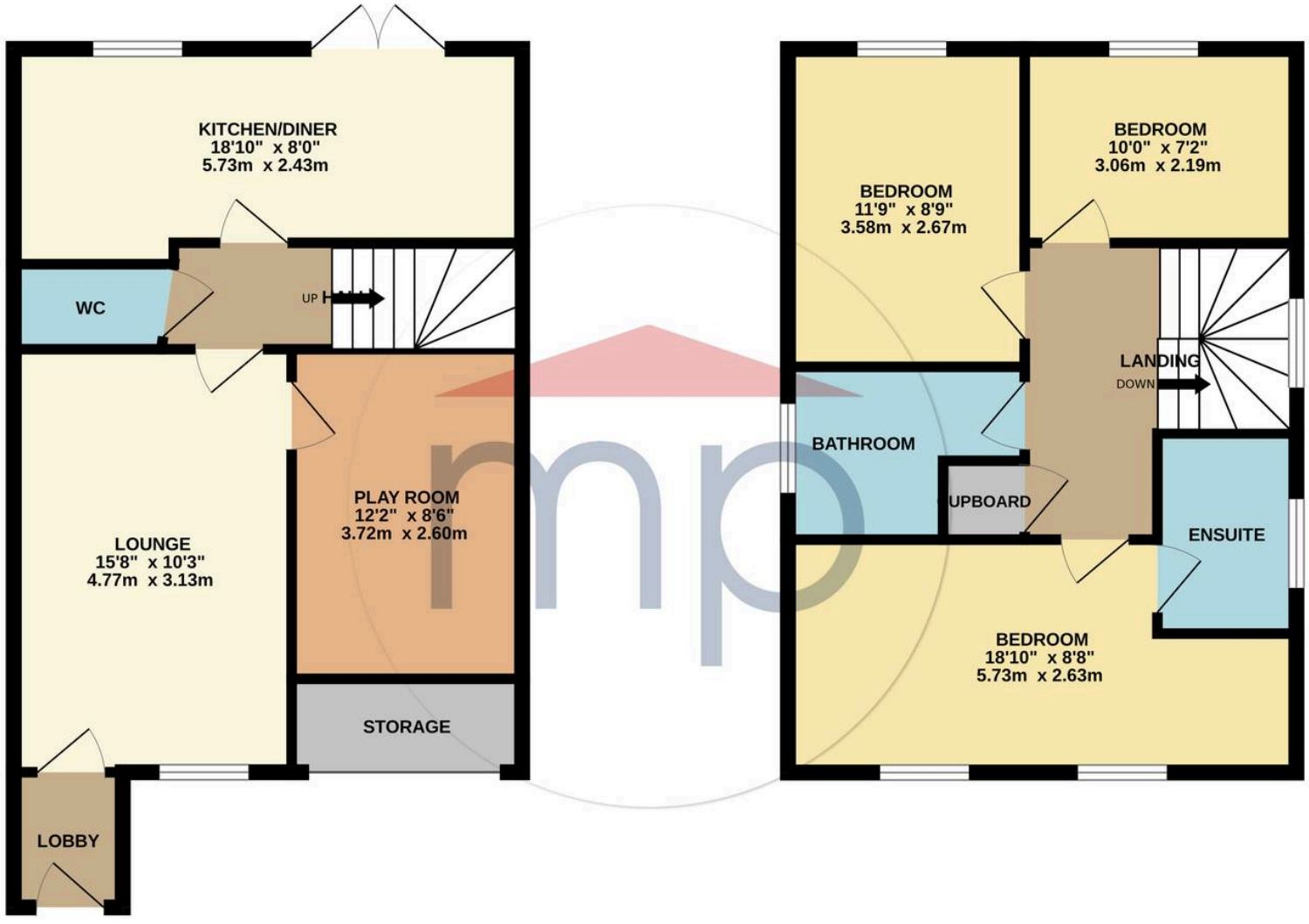


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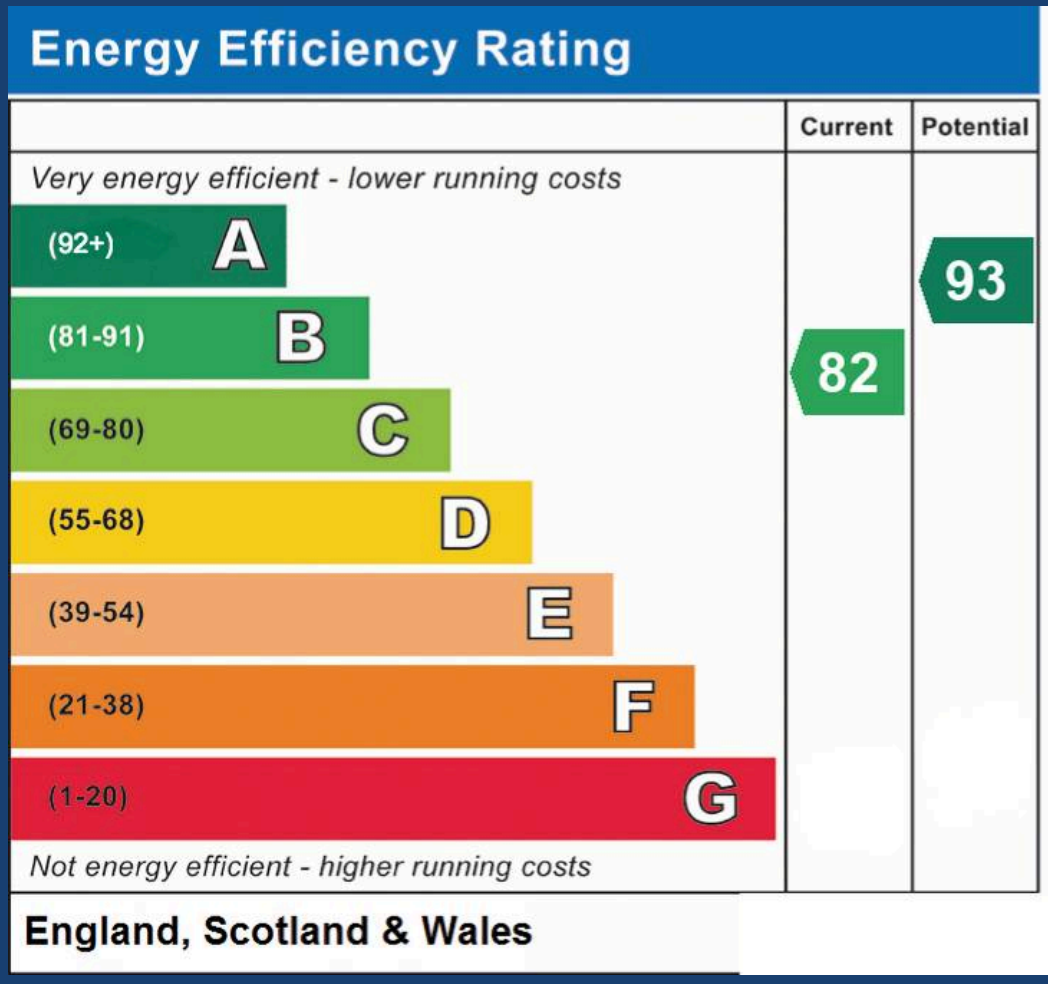
GROUND FLOOR

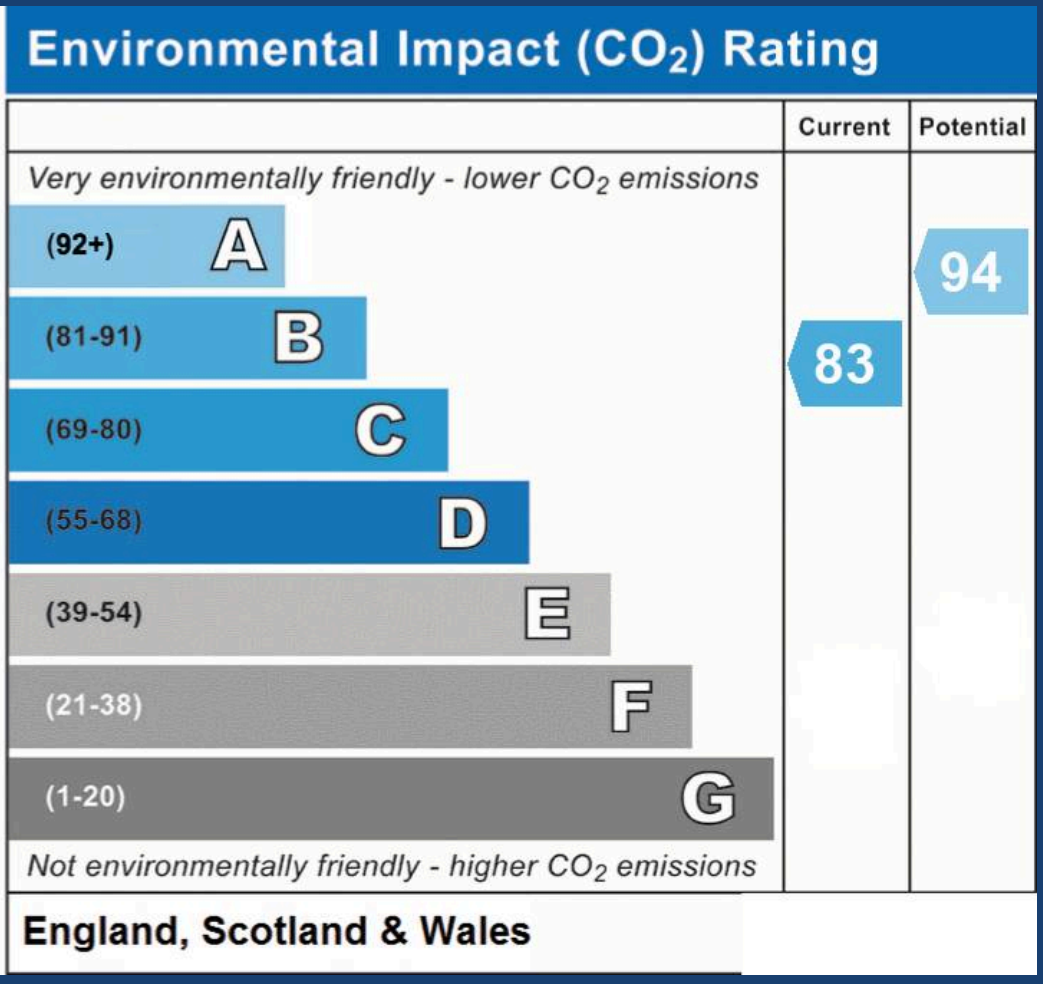
1ST FLOOR



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 mis-statement. 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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