

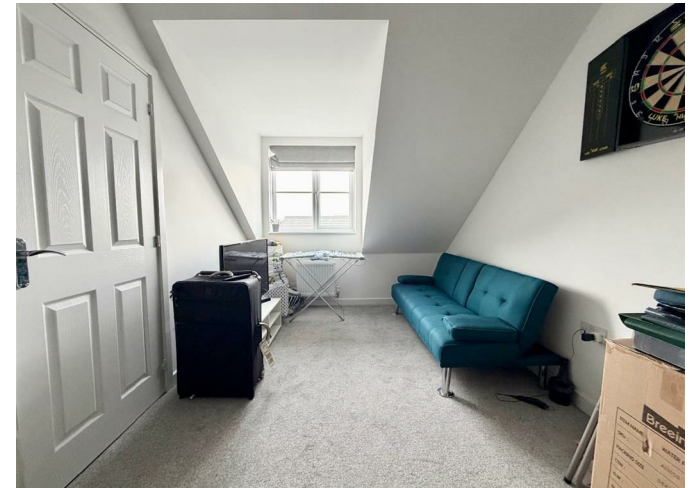


Seaward Close, Hemlington, TS8 9GN
3 Bed - House - Semi-Detached
£170,000

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



**SMITH &
FRIENDS**
ESTATE AGENTS



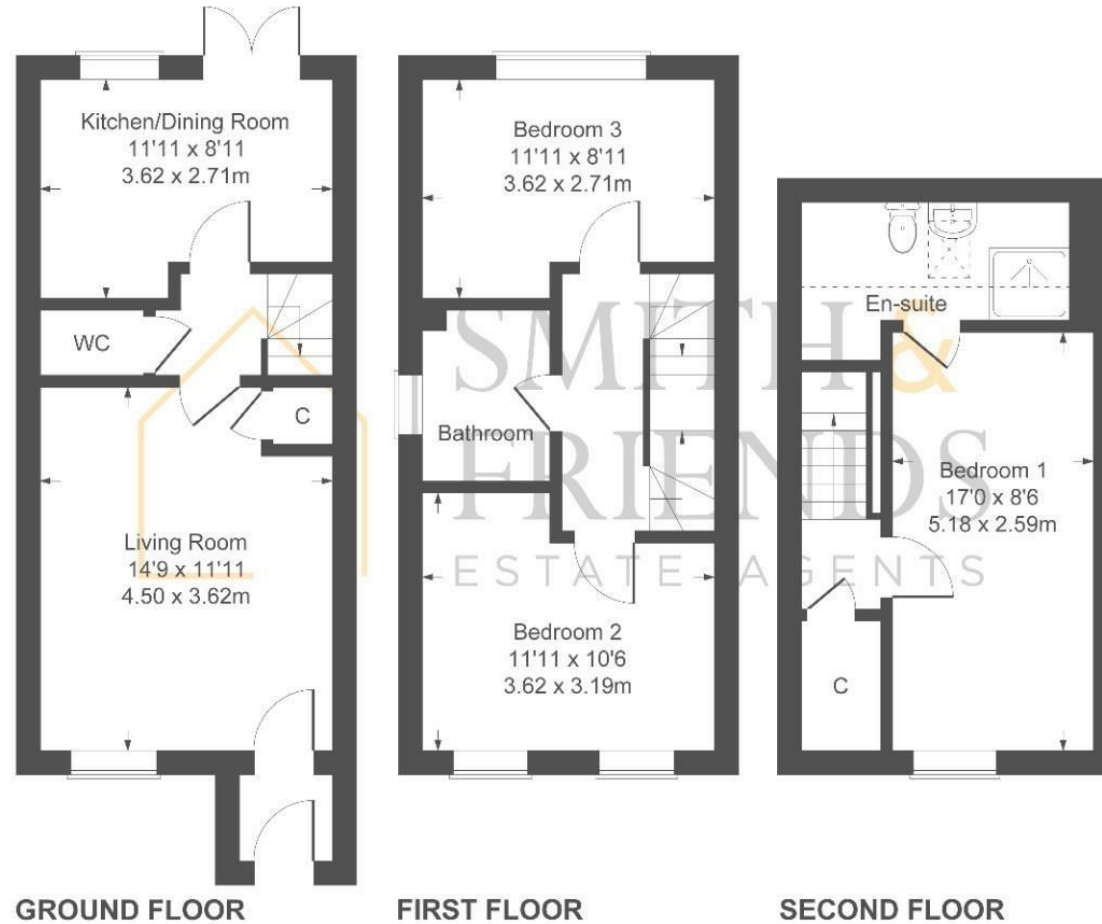
Seaward Close, Hemlington, TS8 9GN

Smith & Friends are delighted to offer to the market this attractive and deceptively spacious three bedroom semi detached three storey townhouse which offers generous living accommodation throughout. The property is situated on the sought after Hemlington development and within easy reach to local amenities and motorway links. The internal living accommodation briefly comprises; entrance porch, lounge, inner hallway with access to the first floor and downstairs cloakroom/WC and a well presented fitted kitchen/diner with French doors to the garden. To the first floor there are two double bedrooms and a family bathroom fitted with a white three piece suite. To the second floor the fantastic master bedroom with an en-suite shower room. Externally the property is located within a cul-de-sac and features parking to the front elevation and a spacious easy to maintain garden to the rear with lawn patio seating area.

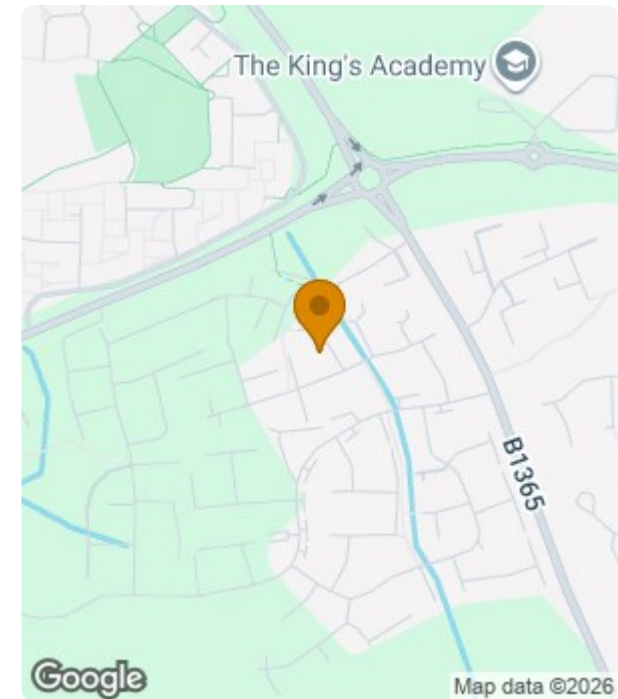


Seaward Close

Approximate Gross Internal Area
926 sq ft - 86 sq m



Not to Scale. Produced by The Plan Portal 2026
For Illustrative Purposes Only.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		94
(81-91) B	84	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings, if there are important matters which are likely to affect your decision to buy, please contact us before viewing the property. Smith & Friends Estate Agents can recommend financial services, surveying and conveyancing services to sellers and buyers. Smith & Friends Estate Agents staff may benefit from referral incentives relating to these services.

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