

123 Torcross Way, Redcar

£289,950

Michael Poole
SALES · LETTINGS · AUCTIONS



123 Torcross Way

Redcar

Located On The Ever Popular Ings Development, This Extended Spacious Detached Home Ticks Plenty Boxes

- Detached
- Extended
- Four Double Bedrooms
- Highly Popular Ings Location
- Fantastic High Gloss Fitted Kitchen With Separate Utility
- Ground Floor En-Suite And WC
- Gardens

123 Torcross Way

Redcar

Located On The Ever Popular Ings Development, This Extended Spacious Detached Home Ticks Plenty Boxes. Benefits From A Dual Aspect 21ft Plus Living Room With French Doors Leading To The Rear Garden. A Stunning High Gloss Fitted Kitchen With Separate Utility And Ground Floor Wc. Early Viewings Are Advisable To Appreciate This Versatile Property.

Mains Utilities

Gas Central Heating

Mains Sewerage

No Known Flooding Risk

No Known Legal Obligations

Standard Broadband & Mobile Signal

No Known Rights of Way

Council Tax Band: D

Tenure: Freehold

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating:











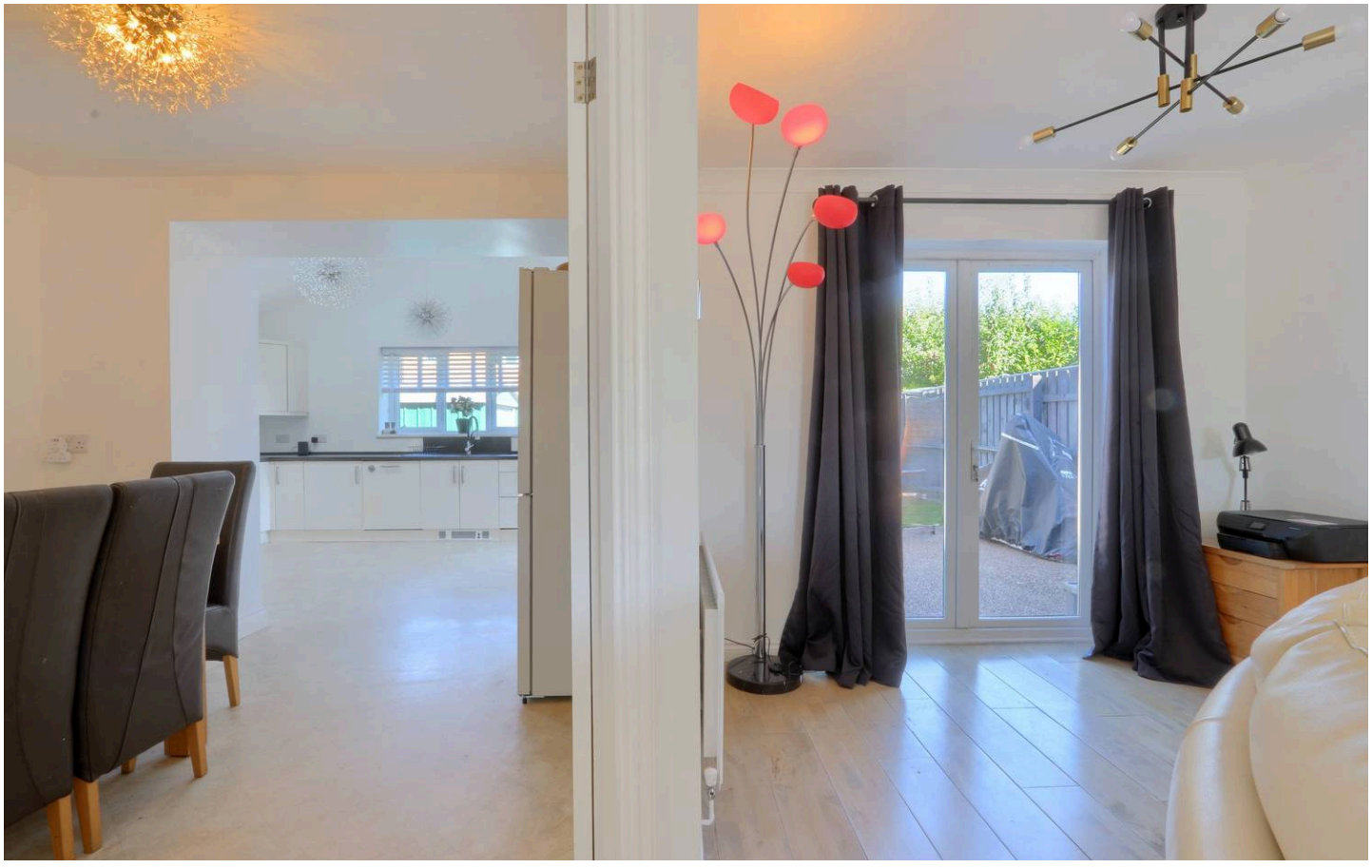
Entrance Hall
5' 5" x 7' 10" (1.66m x 2.40m)
Part Glazed Upvc Entrance Door With Wide Plank Oak Laminate Flooring, Radiator, Staircase To First Floor, Doors To The Living Room And Ground Floor Bedroom. Ground Floor Bedroom 2.61m X 4.42m A Double Room With Neutral Décor, Grey Carpet, Integrated Storage Cupboard, Radiator, Upvc Window, Opens To E-Suite.

En-Suite
A White Suite With A Quadrant Electric Shower, Extractor Fan, Tiled Splashback And Upvc Clad Shower Area And Vinyl Flooring

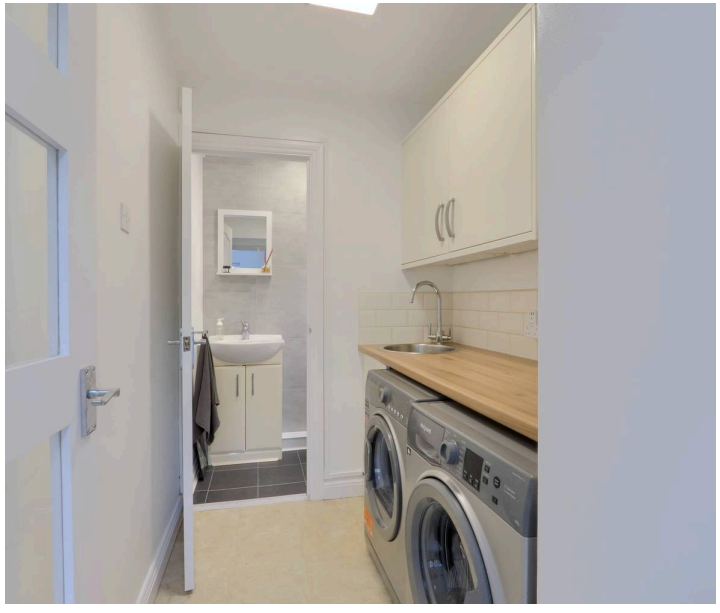
Living Room
12' 1" x 21' 2" (3.69m x 6.44m)
A Light And Bright Dual Aspect Room With Oak Laminate Flooring Flowing Through From The Hall, Radiator, Integrated Storage Cupboard, Upvc Window, French Doors To Rear Garden, Further Door To Kitchen Diner.

Kitchen Diner
21' 10" x 15' 3" (6.66m x 4.66m)
A Fantastic Extended Space With Crisp Neutral Decoration, High Gloss Fitted Kitchen With Contrasting Worktops And Soft Closing Doors, Integrated Electric Oven And Five Ring Gas Hob With Stainless Stell Extractor Hood, Integrated Fridge Freezer And Dishwasher, Slide Out Larder Unit, Karndean Style Flooring Flows Through From The Dining Space, Radiator, And Twin Velux Roof Windows Shower The Room With Natural Light, Upvc Window And Door To The Rear Garden, Further Glazed Door To The Utility.

Utility
5' 3" x 5' 9" (1.60m x 1.76m)
Matched Kitchen Units With Stainless Steel Sink Unit, Plumbing For Washing Machine And Space For A Tumble Dryer. Part Metro Tiled Walls, Wall Mounted Ideal Logic Combi Boiler And Door To The Wc.







Wc
5' 3" x 2' 9" (1.60m x 0.84m)
A White Modern Suite With A High Gloss Vanity Storage Unit, Part Upvc Clad Walls, Radiator And Upvc Window.

First Floor

Landing
9' 5" x 4' 5" (2.88m x 1.35m)
Panelled Doors To All Rooms

Bedroom One
10' 9" x 10' 4" (3.27m x 3.16m)
Neutural Decoration With Feature Wall And Grey Carpet, Integrated Storage, Radiator And Upvc Window And Door To The En-Suite

En-suite
5' 7" x 5' 3" (1.70m x 1.60m)
A Modern White Suite With Mat Black Fixtures And Fittings, Thermostatic Shower With Extractor Fan, Fully Upvc Clad Walls, Graphite Towel Radiator, Herringbone Viynal Flooring And Upvc Window.

Bedroom Two
12' 0" x 10' 6" (3.66m x 3.20m)
A Modern White Suite With Mat Black Fixtures And Fittings, Thermostatic Shower With Extractor Fan, Fully Upvc Clad Walls, Graphite Towel Radiator, Herringbone Viynal Flooring And Upvc Window.

Bedroom Three
9' 2" x 5' 10" (2.79m x 1.77m)
A Double Room With Feature Panelled Wall, Shelved Storage, Radiator And Upvc Window.

Bathroom
8' 2" x 5' 6" (2.50m x 1.67m)
A White Suite With Over Bath Thermostatic Shower With Rinser Attachment, Fully Upvc Clad Walls And Ceiling With Crome Downlighters, Towel Radiator And Upvc Window.





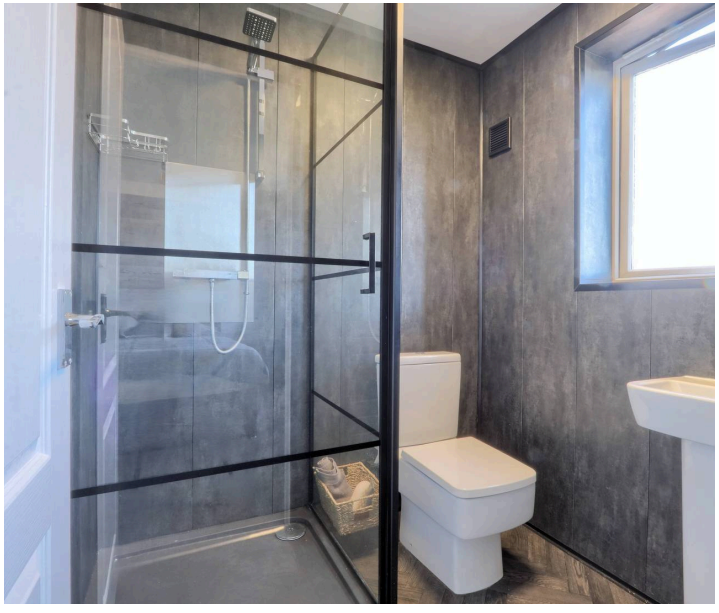


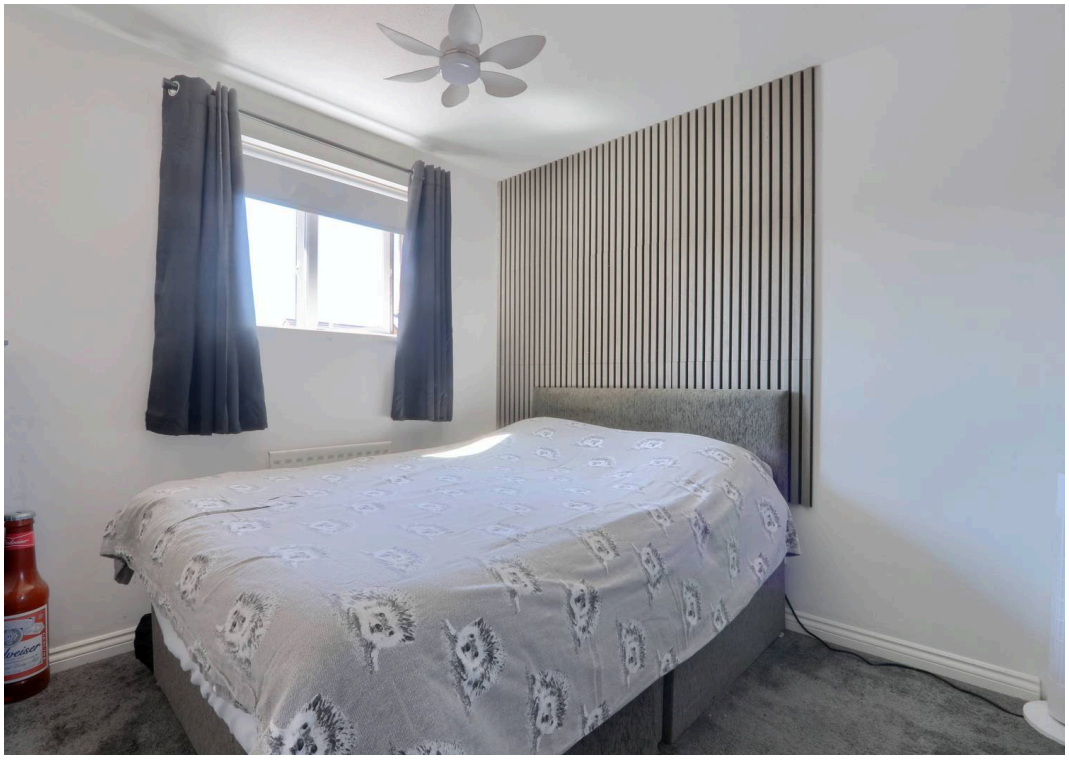
Externally
The Front Of The Property Benefits From A Generous Resin Driveway Offering Parking For Numerous Vehicles, Gated Access To The Rear Garden. The Rear Garden Is Laid To Lawn With A Resin Patio And Pathways, Twin Storage Shed, Outdoor Power And Water Supplies And Gated Access To The Front Of The Property.

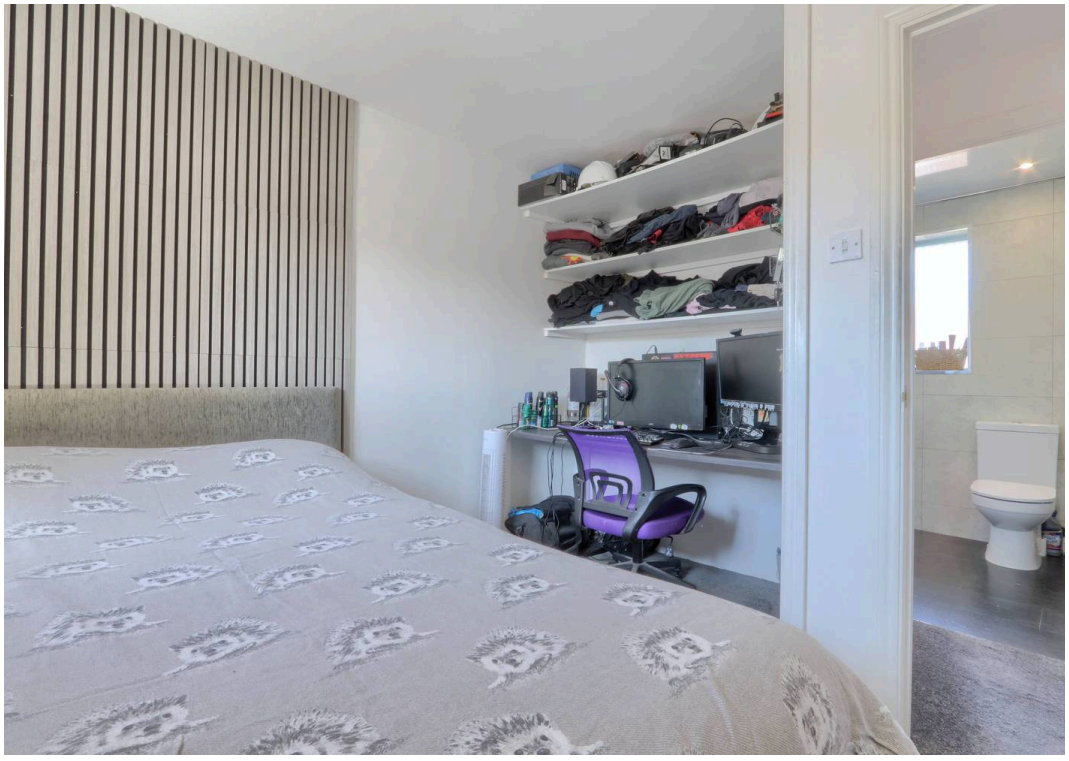
Buyers Identification Checks(s)
Should a purchaser(s) have an offer accepted on a property marketed by Michael Poole Estate Agents they will need to undertake an identification check. This is done to meet our obligation under Anti Money Laundering Regulations (AML) and is a legal requirement. We use a third party service to verify your identity; this is not a credit check and will have no effect on credit history. The cost of these checks is £36 inc. VAT per buyer, which is paid in advance, when an offer is agreed and prior to a sales memorandum being issued. This charge is non-refundable.

















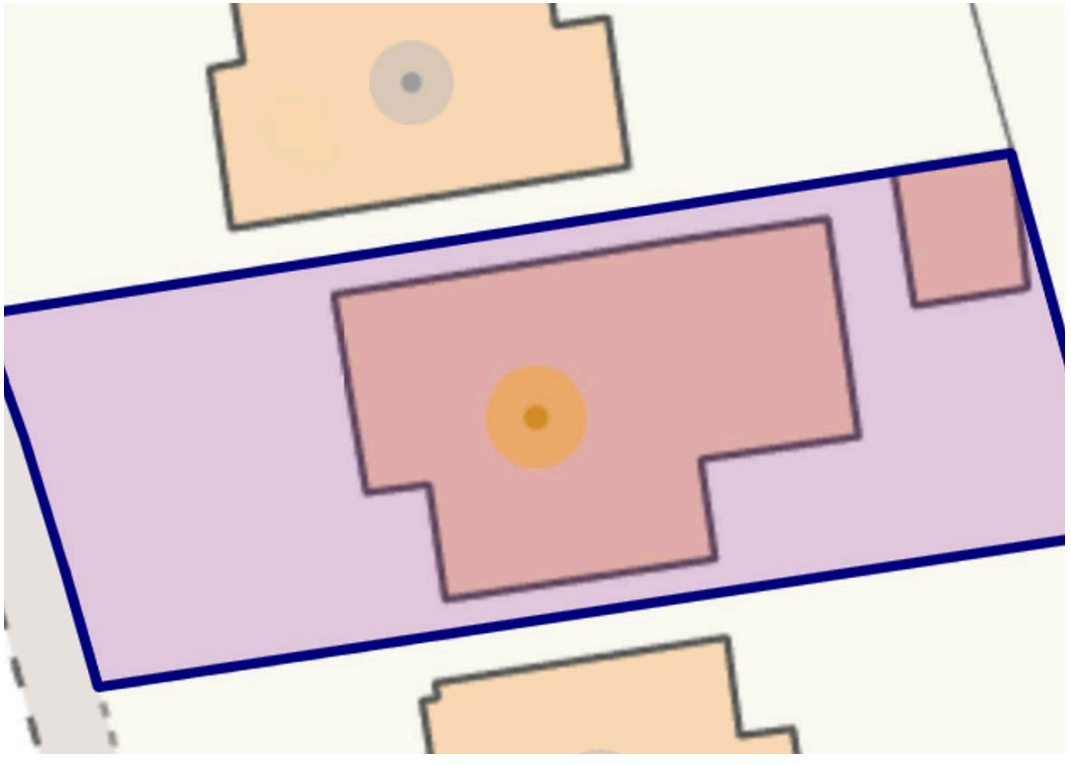


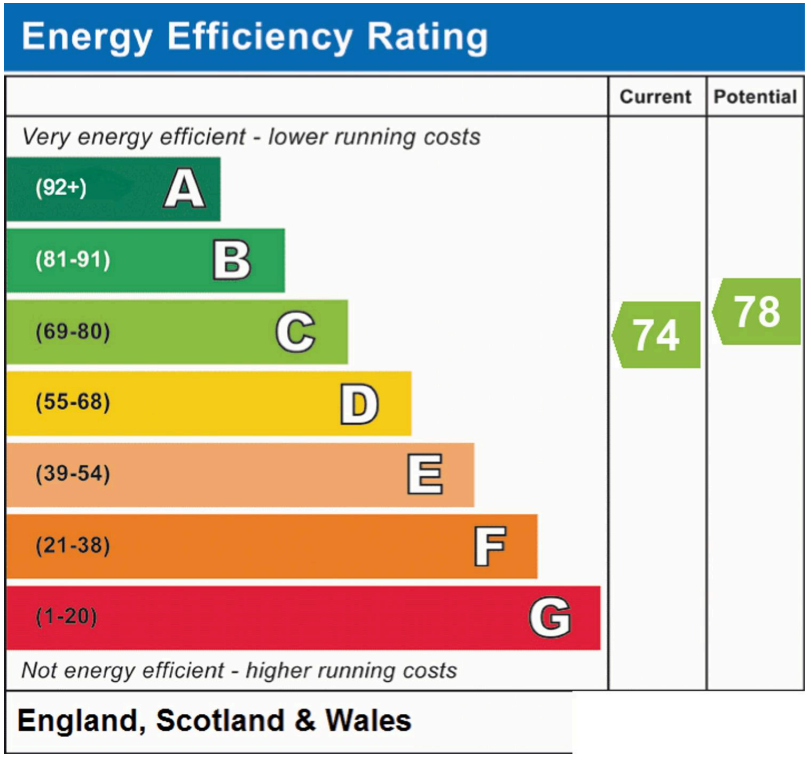




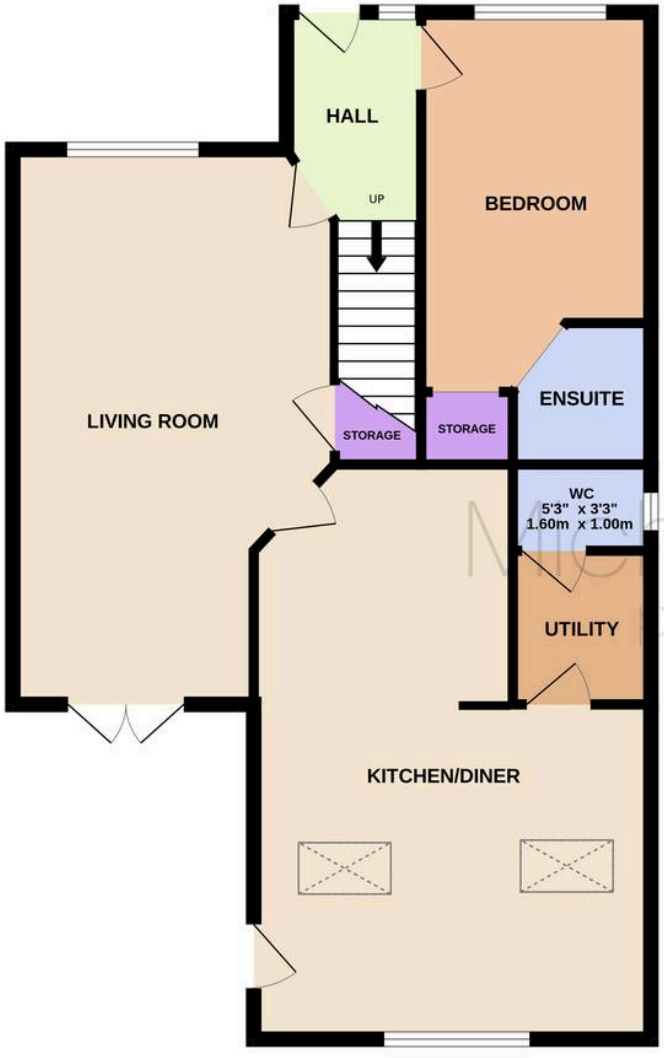







Energy Efficiency Rating
Current
Potential
Very energy efficient - lower running costs
(92+) A
(81-91) B
(69-80) C
(55-68) D
(39-54) E
(21-38) F
(1-20) G
Not energy efficient - higher running costs
74
78
England, Scotland & Wales

GROUND FLOOR
775 sq.ft. (72.0 sq.m.) approx.



1ST FLOOR
472 sq.ft. (43.8 sq.m.) approx.



Michael Poole
property consultants

TOTAL FLOOR AREA : 1247 sq.ft. (115.8 sq.m.) approx.

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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