

7 Rodney Close, Billingham

£150,000

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7 Rodney Close

Billingham

Set At the Bottom of a Cul-De-Sac on A Generous Corner Plot, This Two Bedroom Semi Detached Has Been Fantastically Modernised by The Current Owners to Create a Fabulous Home.

- Beautifully renovated two-bedroom semi-detached home – Stylishly refurbished to an impressive standard throughout, offering modern, well-presented accommodation ready to move straight into.
- Quiet cul-de-sac location – Ideally positioned at the bottom of a cul-de-sac, enjoying a pleasant setting.
- Generous corner plot – Occupying a spacious corner position with attractive gardens to the front, side and rear.
- Stylish contemporary fitted kitchen – Featuring an impressive range of modern design units, creating an attractive and practical space for everyday living.
- Comfortable and inviting lounge – A welcoming living area offering the perfect space to relax and unwind.
- Two well-proportioned bedrooms – Both situated on the first floor, offering comfortable and versatile accommodation.
- Beautifully appointed modern bathroom – Fitted with a stylish contemporary bathroom suite.



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- Large driveway and detached garage – Providing generous off-street parking together with additional storage or secure parking.
- Low-maintenance rear garden – Featuring an attractive block-paved patio area, ideal for outdoor seating and entertaining, together with a useful garden shed.
- Ideal for first-time buyers, couples or downsizers – A beautifully presented home offering stylish accommodation, generous outdoor space and a desirable cul-de-sac position.

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An exceptional home that is sure to impress!

Tucked away at the bottom of a cul-de-sac, this beautifully renovated two-bedroom semi-detached property has been stylishly transformed to an impressive standard, offering modern, well-presented accommodation throughout.

Occupying a generous corner plot, the property enjoys a spacious driveway providing ample off-street parking and a detached garage.

Further benefits include UPVC double glazing, a composite front entrance door and gas central heating powered by a combi boiler.

The accommodation briefly comprises an entrance porch, hallway, comfortable lounge, a stylish kitchen fitted with a stunning range of high gloss units and solid wooden worktops.

To the first floor are two well-proportioned bedrooms and a beautifully appointed modern bathroom suite.

Externally, the property benefits from a lawned front garden, a generous a low-maintenance rear garden featuring an attractive block-paved patio area and useful garden shed.

An outstanding opportunity to acquire a stylish, move-in-ready home in a delightful cul-de-sac position.

Early viewing is highly recommended to fully appreciate everything this fantastic property has to offer!

Council Tax band: A

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating:











Buyers Identification Check(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.

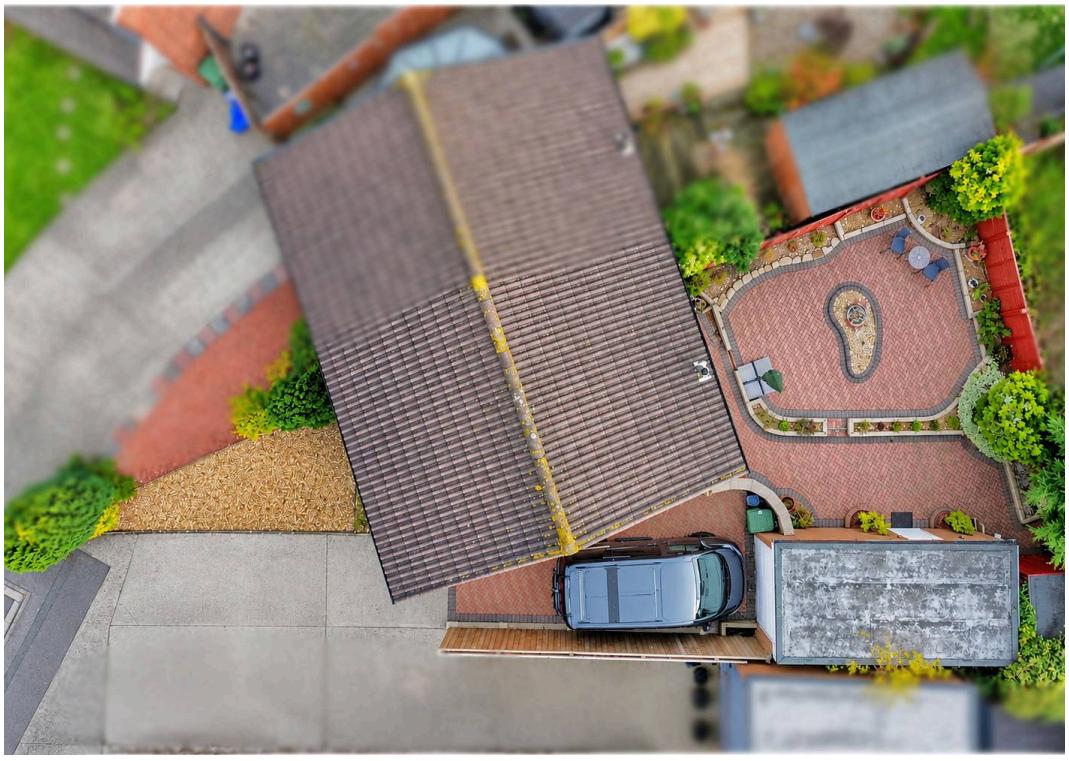
AGENTS REF:
MH/LS/17112026









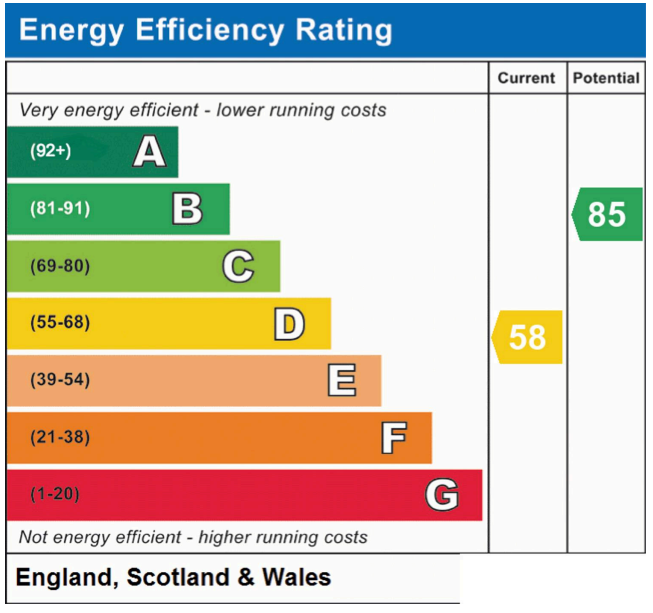





THE DOG HOUSE

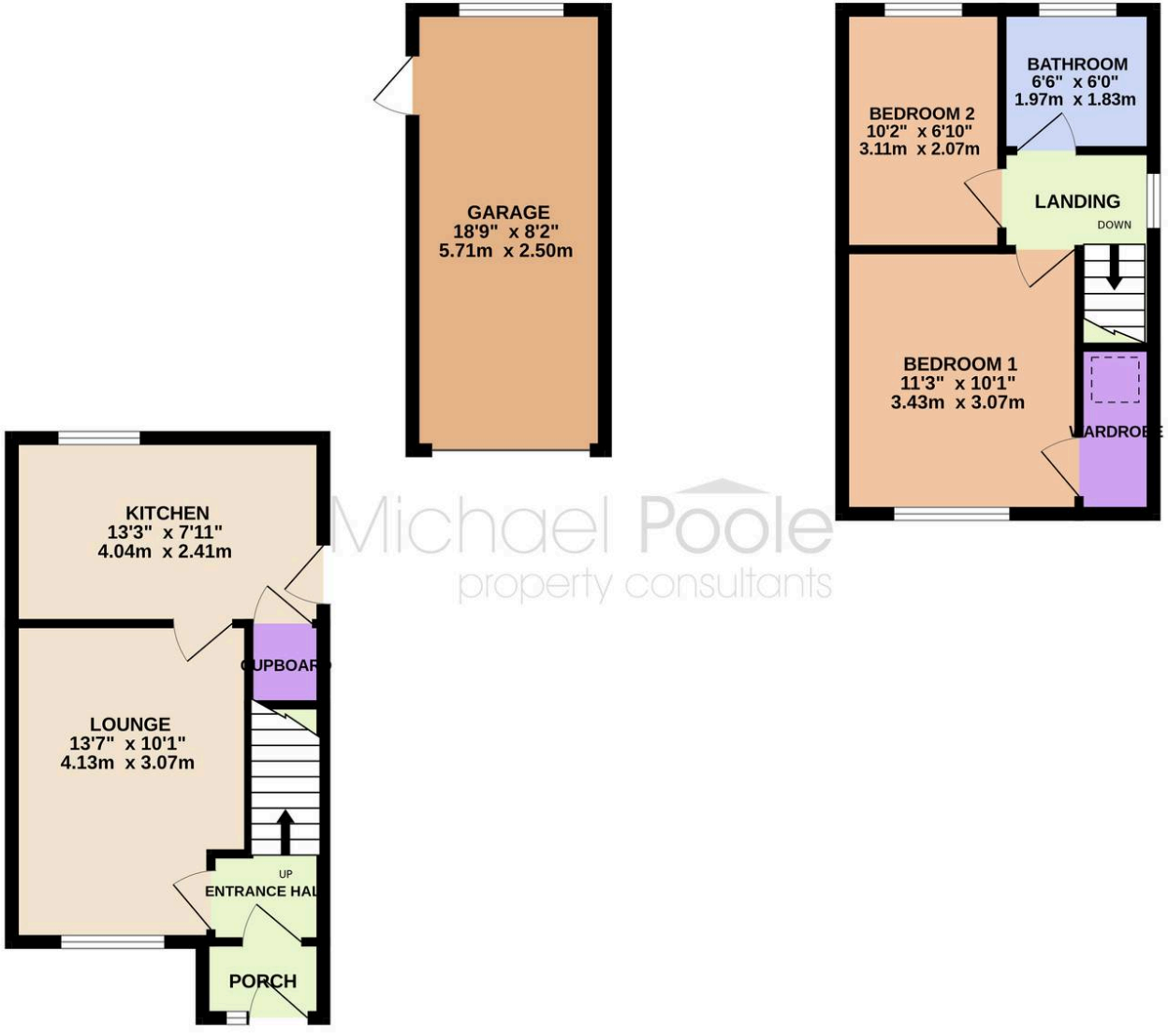





Energy Efficiency Rating
Current
Potential
Very energy efficient - lower running costs
(92+) A
(81-91) B
(69-80) C
(55-68) D
(39-54) E
(21-38) F
(1-20) G
Not energy efficient - higher running costs
58
85
England, Scotland & Wales

GROUND FLOOR
455 sq.ft. (42.2 sq.m.) approx.

1ST FLOOR
284 sq.ft. (26.4 sq.m.) approx.



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property consultants

TOTAL FLOOR AREA : 739 sq.ft. (68.7 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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