



# Inglebys

Estate Agents



## 18 Coast Road

Marske-By-The-Sea , TS11 7LZ

**£379,995**



Located along the picturesque Coast Road in Marske-By-The-Sea, this charming house presents an excellent opportunity for those seeking a delightful family home or a serene coastal retreat. The property boasts two spacious reception rooms, providing ample space for the whole family and entertaining guests. The well-proportioned layout ensures that each room flows seamlessly into the next, creating a warm and inviting atmosphere.

With three comfortable bedrooms, this home is perfect for families or those who desire extra space for guests or a home office. The heart of the home is the open-plan kitchen and dining room which creates the ideal space for modern family living.

The location of this property is truly a highlight, as it offers the perfect blend of coastal living and community charm. Residents can enjoy the nearby beaches, scenic walks, and local amenities, making it an ideal spot for both relaxation and recreation.

This residence offers a wonderful opportunity to embrace the coastal lifestyle. Do not miss the chance to make this amazing house your new home.



Tenure: Freehold  
 Council Tax: Redcar & Cleveland Band D  
 EPC Rating: D

**Entrance Hallway**

Partially glazed composite door.  
 spacious under-stair storage cupboard.  
 Staircase rising to the first floor.  
 Wall mounted vertical radiator.  
 LVT flooring.

**Ground Floor WC 4'1" x 3'2" (1.27 x 0.97)**

Low level WC and a wash hand basin with integrated storage.  
 LVT flooring.

**Living Room 14'11" x 10'2" (4.56 x 3.11)**

Double glazed bay window to the front aspect.  
 Built in shelving units.

**Open-Plan Kitchen and Dining Room 21'6" x 14'0" reducing to 10'5" (6.56 x 4.27 reducing to 3.2)**

Double glazed window to the rear aspect.  
 A high quality Howdens kitchen in a navy finish, with quartz roll top work surfaces, dual sinks, space for a range cooker and extractor hood, space for an american fridge and freezer and an integrated microwave.  
 LVT flooring.  
 Bi-fold doors, opening to the rear garden.

**First Floor Landing**

Double glazed window to the front aspect.

**Bedroom One 14'10" x 9'0" (4.54 x 2.75)**

Double glazed bay window to the front aspect.  
 Integrated wardrobes and storage.

**Bedroom Two 11'7" x 10'9" (3.55 x 3.28)**

Double glazed window to the rear aspect.  
 Loft access hatch.  
 Integrated wardrobes.

**Bedroom Three 8'4" x 8'9" (2.56 x 2.68)**

Double glazed window to the rear aspect.

**Family Bathroom 8'2" x 6'6" (2.5 x 2.0)**

Two double glazed, frosted windows to the side aspect.  
 His and hers sink units with built in storage.  
 Low level WC.  
 Metal bath with shower attachments.  
 Glass shower enclosure.  
 Panelled walls and ceiling with spotlights.  
 Vinyl flooring.

**Front External**

To the front and side of the property is a paved driveway proving off street parking for several vehicles and gated access to the Garage and rear external.  
 At the end of the driveway is a raised flower bed with a selection of mature shrubs and plants.

**Rear External**

To the rear is an immaculately presented garden including a manicured lawn, a paved patio area, a spacious summerhouse and a greenhouse.

**Detached Double Garage**

To the rear of the property is a detached garage with power, light, roller door and a WC and sink.

**Disclaimer**

Please note that all measurements contained in these particulars are for guidance purposes only and should not be relied upon for ordering carpets, furniture, etc. Anyone requiring more accurate measurements may do so by arrangement with our office.

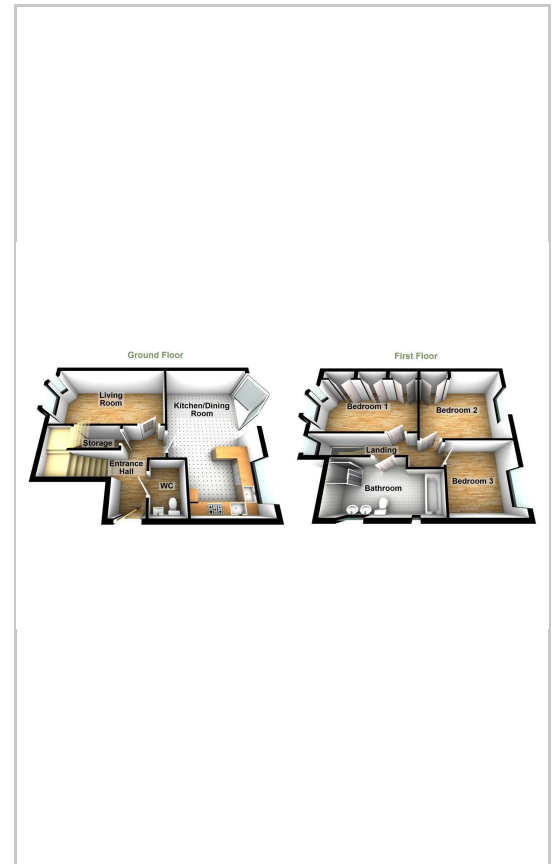
Our description of any appliances and / or services (including any central heating system, alarm systems, etc.) should not be taken as any guarantee that these are in working order. The buyer is therefore advised to obtain verification from their solicitor, surveyor or other qualified persons to check the appliances / services before entering into any commitment.

The tenure details and information supplied within the marketing descriptions above are supplied to us by the vendors. This information should not be relied upon for legal purposes and should be verified by a competent / qualified person prior to entering into any commitment.

**Area Map**



**Floor Plans**



**Energy Efficiency Graph**

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

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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