



**Brunel Close, Hartlepool, TS24 0UF**

**welcome to**

## **Brunel Close, Hartlepool**

A superb, 2 bedrooomed, detached, modern home on this residential development situated on a quiet cul-de-sac position and on a larger than average plot with the scope to extend (subject to obtaining relevant consents).

### **Entrance Porch**

UPVC double glazed door to front.

### **Lounge / Diner**

19' 8" x 7' 11" ( 5.99m x 2.41m )

'L' shaped extending to 15ft 6in, box bay window to front and additional window to front, staircase to first floor, 3 radiators, UPVC double glazed door to rear and window to rear.

### **Kitchen**

7' 8" x 7' 2" ( 2.34m x 2.18m )

White gloss units, complimenting working surfaces, sink drainer with mixer tap, cupboard housing boiler, built in oven, hob and hood, plumbing and recess for washing machine.



### **First Floor Landing**

Storage cupboard, window to rear.

### **Bedroom 1**

12' 3" x 8' 8" ( 3.73m x 2.64m )

Window to front, radiator, over stairs storage cupboard.



### **Bedroom 2**

10' 7" x 8' 2" ( 3.23m x 2.49m )

Extending to 9ft 8in, window to front, radiator, loft void access.

### **Bathroom**

3 piece suite in white with panelled bath and mixer shower, pedestal wash hand basin, low level low flush WC, updated wet wall, window to rear, radiator.

## Externally



### Front

Lawn area, driveway.

### Rear Garden

Pebbled and astro turf for ease of maintenance.

### Side Garden

Shed.

### Garage

With up and over door.



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## Brunel Close, Hartlepool

- GARAGE
- LOUNGE/DINER
- FRONT, SIDE AND REAR GARDENS
- DRIVEWAY
- NO ONWARD CHAIN

Tenure: Freehold EPC Rating: D

Council Tax Band: Deleted

**£130,000**



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)

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