



8 Nunthorpe Gardens, Nunthorpe

Offers Over £560,000



Michael Poole
SALES · LETTINGS · AUCTIONS





8 Nunthorpe Gardens

Nunthorpe, Middlesbrough

AN EXCEPTIONAL EXECUTIVE HOME • SHOW HOME
CONDITION • SUPERBLY APPOINTED THROUGHOUT

- Prestigious four-bedroom detached executive home
- Exceptional show home condition throughout
- Highly sought-after Nunthorpe Gardens location
- Bespoke fitted kitchen/family room with quartz work surfaces and integrated appliances
- Extended dining room with French doors opening onto the private patio
- Large living room featuring an impressive Inglenook fireplace
- Four generous double bedrooms, all with built-in wardrobes
- Luxurious master suite with dressing area and modern en-suite
- Landscaped private rear garden with patios, lawns and pergola
- Extensive block-paved driveway, detached double garage and superb family accommodation

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A truly outstanding executive family residence, where luxury, space and exceptional attention to detail combine to create a home of the highest calibre.

Occupying an enviable position on one of **Nunthorpe's most sought-after residential roads**, this impressive four-bedroom detached home has been transformed into a stunning family residence in **show home condition throughout**. No expense has been spared in creating a property that delivers an exceptional standard of accommodation, both internally and externally.

From the moment you enter the **grand entrance hall**, the quality and scale of this remarkable home are immediately apparent. The accommodation has been thoughtfully designed for modern family living, with generously proportioned reception spaces, a superb bespoke dining kitchen and beautifully appointed bedrooms and bathrooms.

At the heart of the home is the spectacular **fitted kitchen/family room**, featuring a bespoke range of contemporary units, luxurious quartz work surfaces and a comprehensive selection of integrated appliances. The space provides an impressive setting for both everyday family life and entertaining, complemented by a separate utility room.

The substantial **extended dining room** provides an elegant additional reception space, with French doors opening directly onto the private rear patio and garden. The large living room is equally impressive, featuring a fabulous **Inglenook fireplace**, creating a striking focal point and a wonderfully inviting environment.

Further ground-floor accommodation includes a **dedicated study** and stylish WC, making this an exceptionally practical home for modern family life.



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To the first floor are **four generous double bedrooms**, all benefiting from built-in wardrobes. The luxurious master bedroom enjoys its own dressing area and a contemporary en-suite, while the second bedroom also benefits from a sleek modern en-suite shower room. A beautifully appointed modern family bathroom completes the first-floor accommodation.

Externally, the property continues to impress. The **private, enclosed rear garden has been professionally landscaped**, incorporating generous lawned areas, paved patios and a superb pergola, creating an exceptional outdoor space for relaxation and entertaining.

To the front, an **extensive block-paved driveway** provides substantial off-road parking and leads to a detached **double garage**.

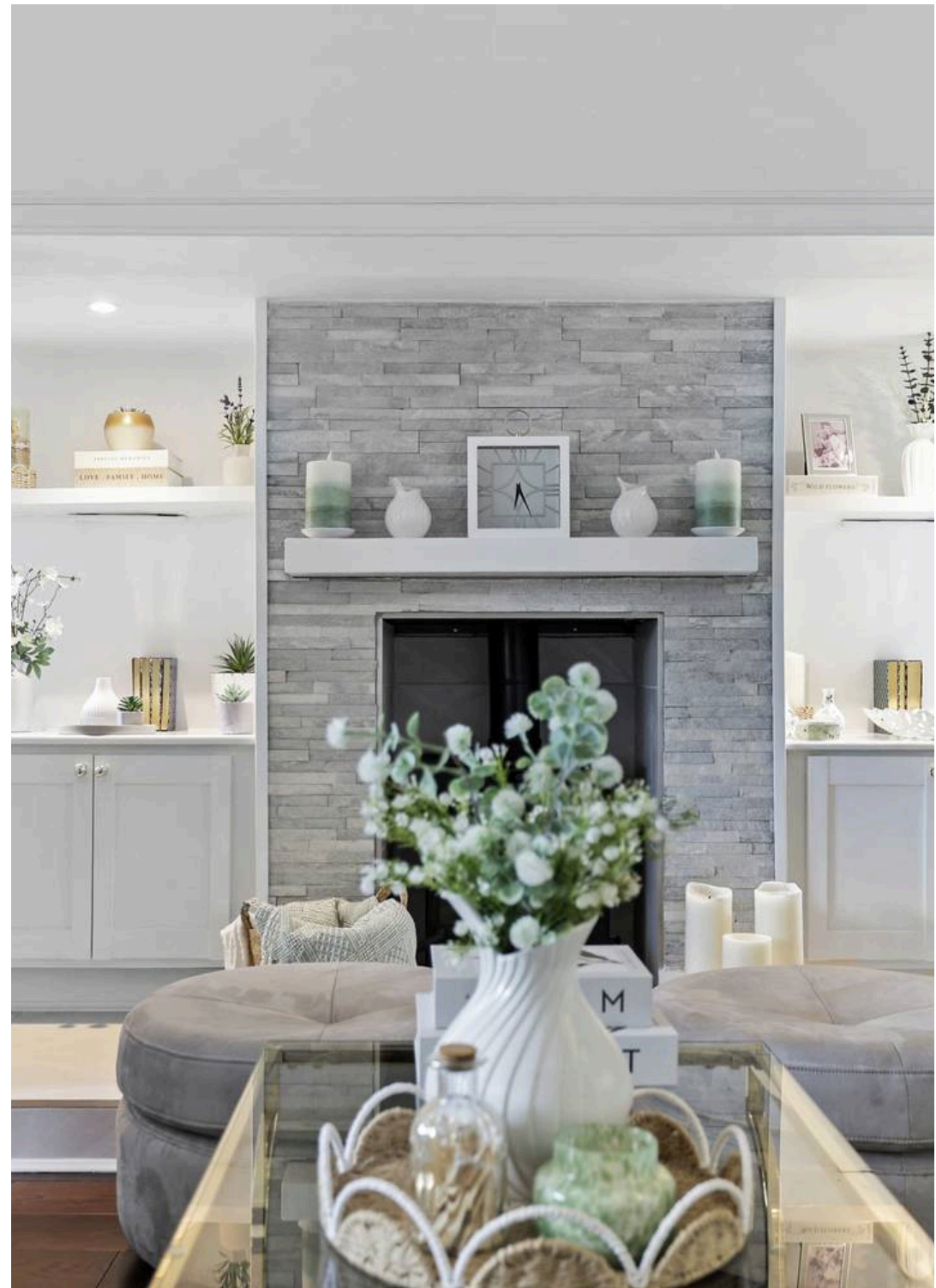
Properties of this calibre and presentation are rarely available. With its prestigious location, exceptional accommodation, outstanding specification and beautifully landscaped gardens, this is a truly impressive family home that must be viewed to be fully appreciated.

Council Tax band: G

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C



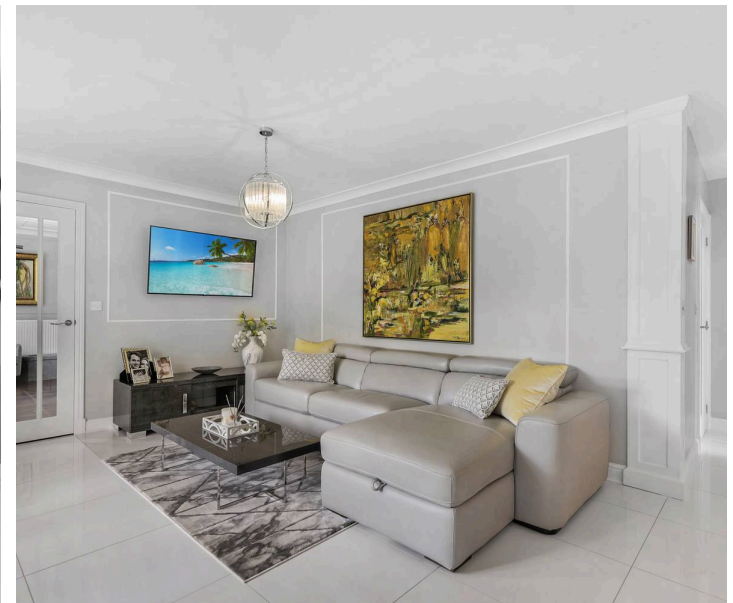


Buyers Identification Check(s)

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.

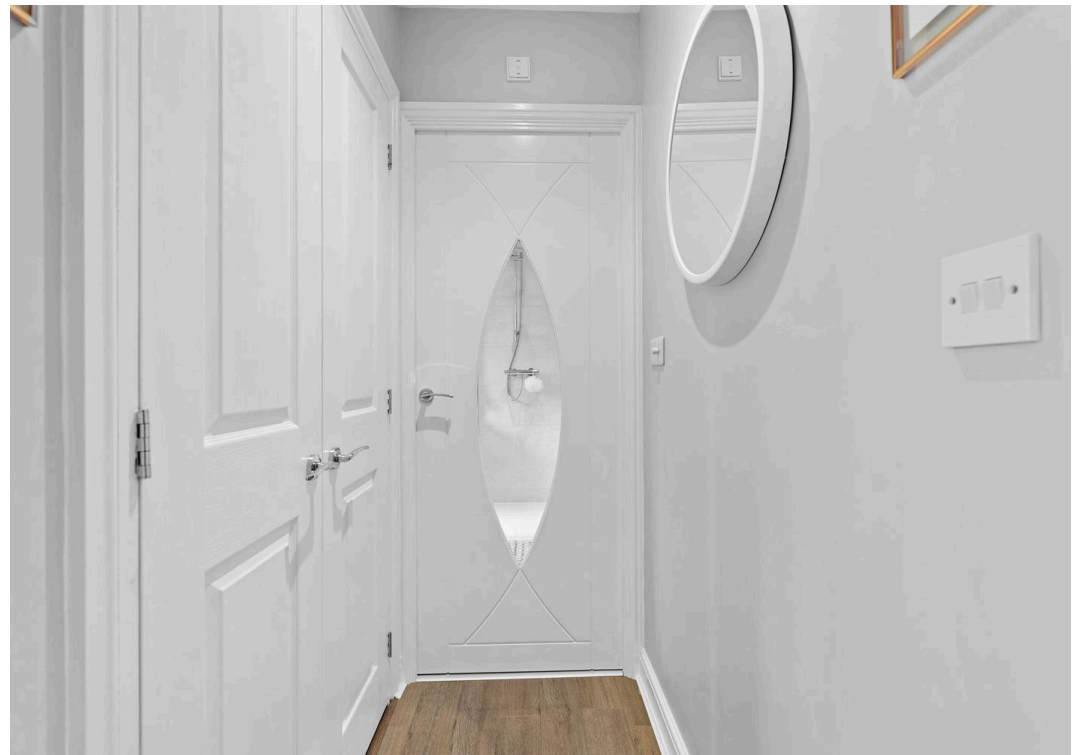
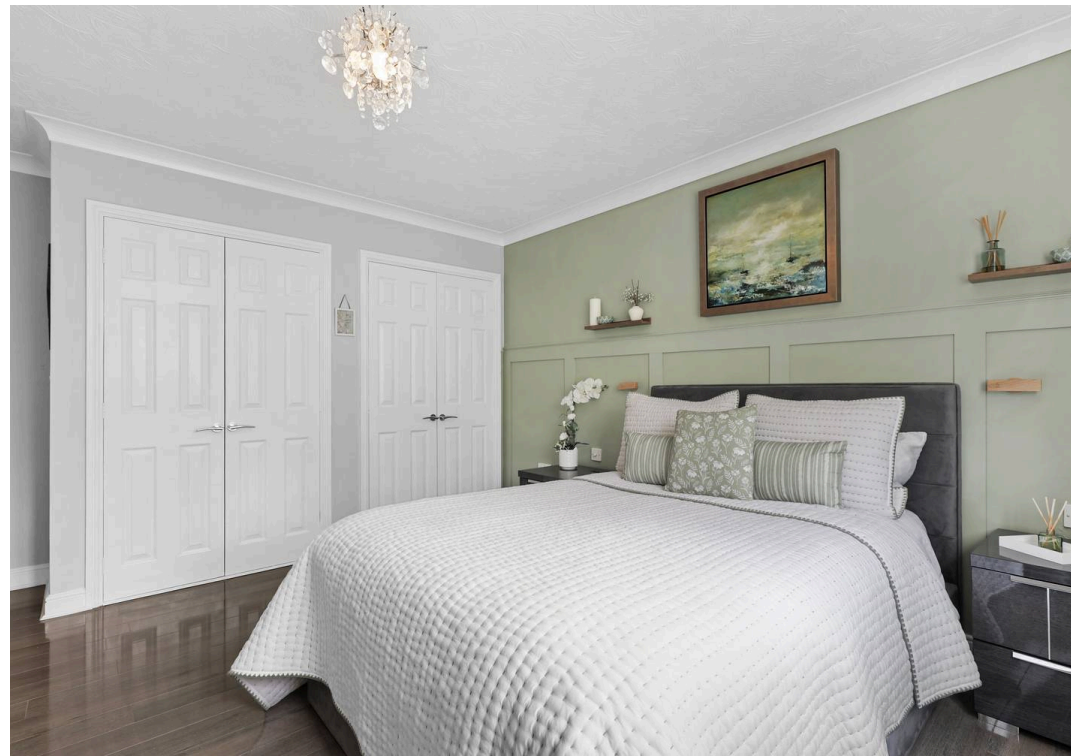
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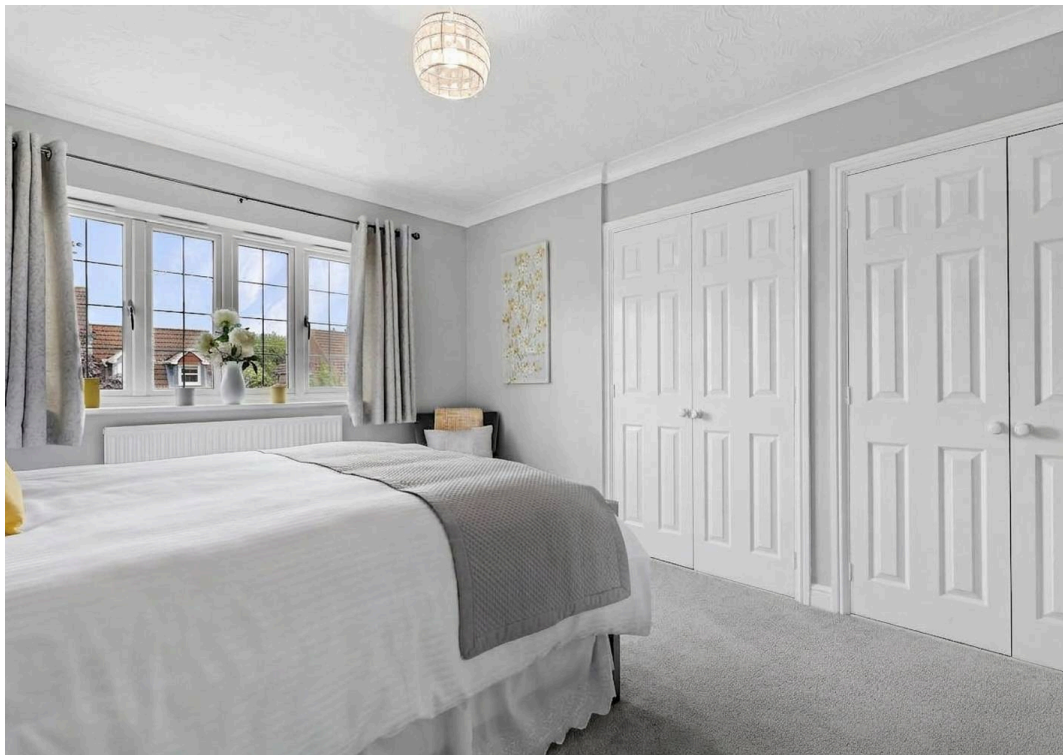
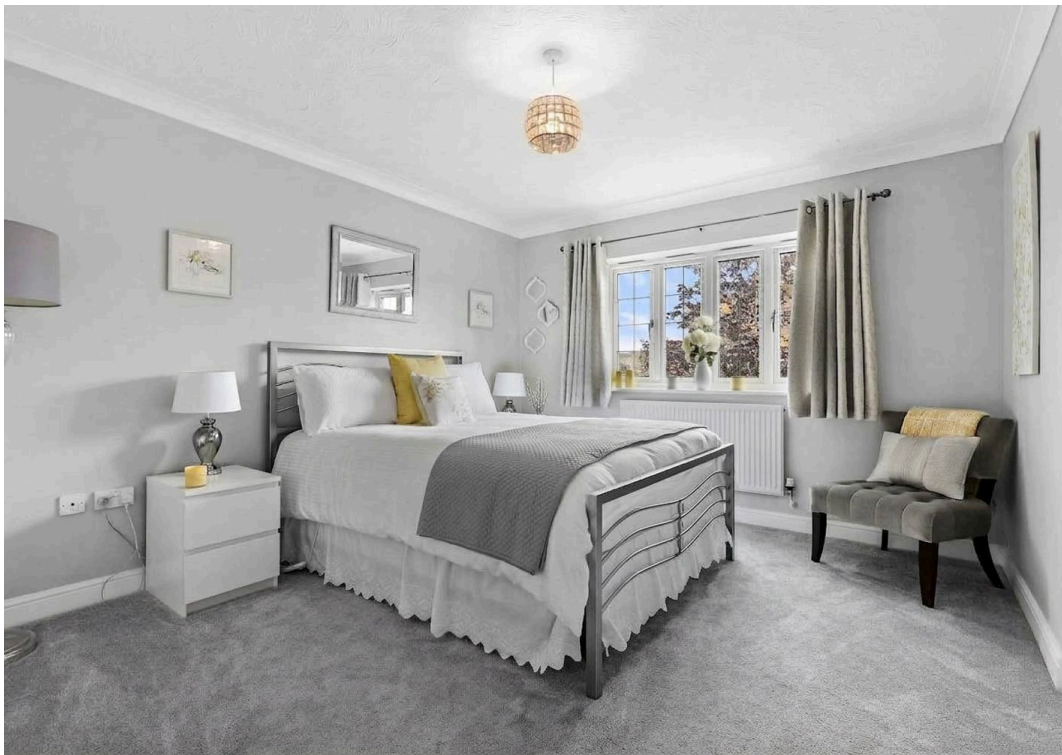


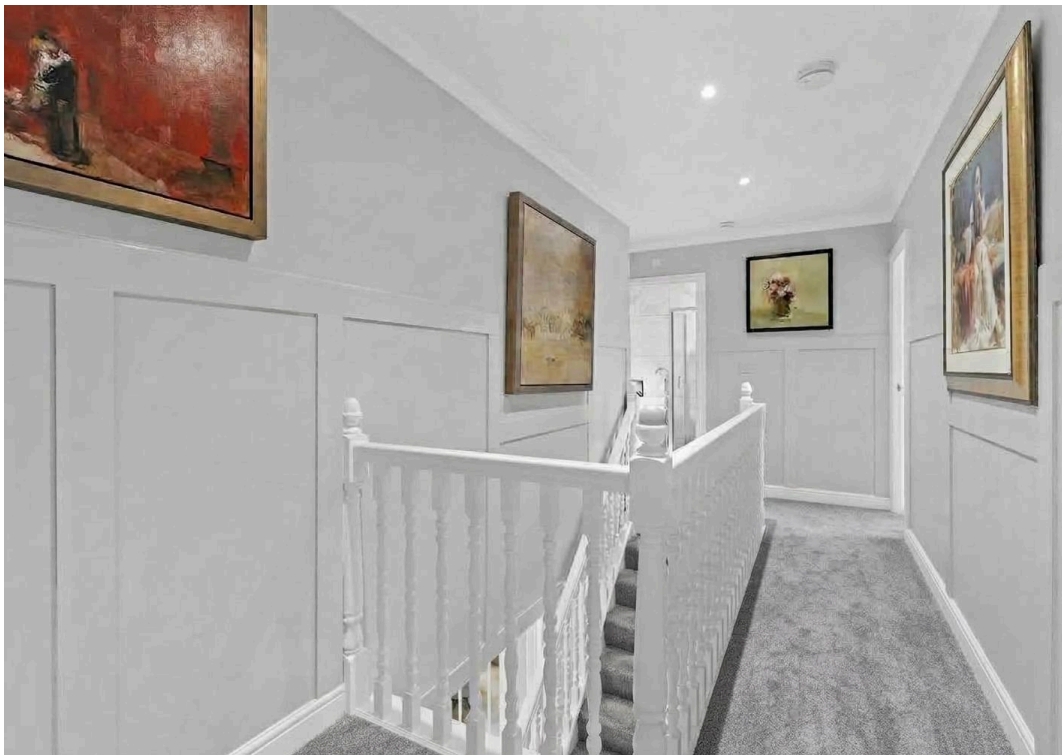












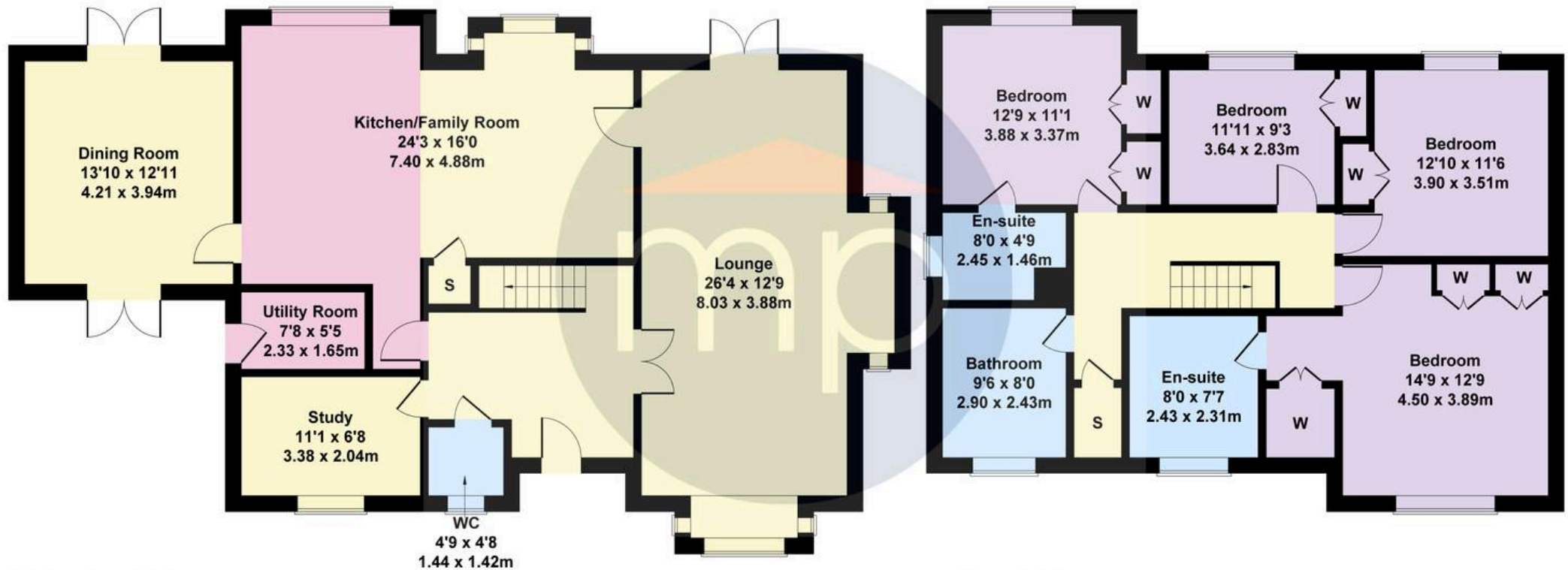






Nunthorpe Gardens

Approximate Gross Internal Area
2196 sq ft - 204 sq m



GROUND FLOOR

FIRST FLOOR

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

Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B		83
(69-80) C	74	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		

England, Scotland & Wales

Environmental Impact (CO₂) Rating

	Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>		
(92+) A		
(81-91) B		80
(69-80) C	70	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO₂ emissions</i>		

England, Scotland & Wales

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