



7 West Park Avenue, Loftus, Saltburn-By-The-Sea, Cleveland, TS13 4RL

A unique double fronted detached family home. In need of cosmetic improvements.



Four spacious bedrooms

Wrap around gardens

Gas central heating

Off street parking

Ideal family home

Cul de sac location

£135,000

Hallway

Reception room one 13' 8" x 13' 7" (4.16m x 4.14m)

Double glazed windows to the side and rear aspects. Radiator. Wooden surround housing a cast iron fireplace.

Reception room two 12' 10" x 12' 0" (3.91m x 3.65m)

Double glazed window to the side and rear aspects. Radiator.

Kitchen / Diner 19' 4" x 7' 11" (5.89m x 2.41m)

Double glazed window to the front and side aspects. Radiator. Fitted with wall and base units, single drainer stainless steel sink unit with a mixer tap and tiled splash backs. Plumbing for an automatic washing machine. Gas point.

Cloaks / WC

Low level WC.

First floor landing

Built in storage cupboard housing the combination boiler.

Bedroom one 12' 11" x 9' 11" (3.93m x 3.02m)

Double glazed window. Radiator.

Bedroom two 12' 0" x 9' 11" (3.65m x 3.02m)

Double glazed window. Radiator.

Bedroom three 10' 9" x 8' 3" (3.27m x 2.51m)

Double glazed window. Radiator.

Bedroom four 14' 0" x 6' 7" (4.26m x 2.01m)

Double glazed window. Radiator.

Bathroom / WC 7' 4" x 6' 4" (2.23m x 1.93m)

Double glazed window. Panelled bath, Shower cubicle and a wash hand basin. Radiator.

Gardens front, side & rear

There are gardens surrounding the property.

Garage

Access gained via and up & over door.



MONEY LAUNDERING REGULATIONS 2003 :

intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale.

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