

Property Particulars

www.thirlwell-estates.co.uk



99 Whitehouse Road Billingham, TS22 5AT

NEW PRICE £145,000

This attractive 'Moore & Cartwright' three bedroom bungalow is conveniently positioned for community shopping and amenities and features Upvc double glazing and Gas central heating via a Combi boiler, Upvc fascias, low maintenance gardens with block paved drive. The versatile living space comprises: Reception porch leading to the entrance hall, lounge with gas fire, kitchen with a lovely range of fitted units, master bedroom with fitted wardrobes, second bedroom with French doors to patio area, third bedroom/dressing room with fitted wardrobes. Shower room. Externally are hard landscaped gardens and drive to single garage.



- **Attractive Semi Bungalow**
- **Handy For All Local Amenities**
- **Gardens & Garage**
- **3 Bedrooms**
- **NO FORWARD CHAIN**
- **Viewing Recommended**

99 Whitehouse Road

Billingham, TS22 5AT

Ground Floor

Entrance Porch

UPVC double glazed porch with double doors, tiled floor, second UPVC door into hall.

Entrance Hall

Built in cabinet with display cabinets concealing meters.

Inner Hall

Radiator, access to roof void via drop down ladder which is part boarded for storage with light.

Lounge 10' 10" x 14' 11" (3.30m x 4.54m)

Coal effect gas fire in marble effect surround, radiator, coved ceiling, bow window to front aspect.

Kitchen 8' 6" x 10' 6" (2.59m x 3.20m)

Range of wall & base units with marble effect work tops, inset gas hob with extractor hood over, separate electric oven & grill, inset 1 1/2 bowl stainless steel sink unit with mixer tap over, plumbing for auto washer, tiled splashbacks, tiled floor, wall mounted combi boiler, window to front aspect & side door to driveway.

Shower Room

Step in over sized shower cubicle with panelled splashbacks, wash hand basin set into vanity/storage unit, close coupled w/c, tiled splashbacks & tiled floor, panelled ceiling with inset lighting, chrome towel rail, window to side aspect.

Bedroom 1 10' 10" x 11' 9" (3.30m x 3.58m)

Radiator, French doors to rear patio.

Bedroom 2 11' 1" plus robes x 9' 2" (3.38m x 2.79m)

Range of fitted wardrobes with matching drawer fitment & bedside cabinets, inset ceiling LED lights, radiator, window to rear aspect.

Bedroom 3 5' 7" plus robes x 8' 0" (1.70m x 2.44m) plus robes

Built in sliding door wardrobes with hanging rail, shelving & useful computer desk built in, radiator, window to side aspect.

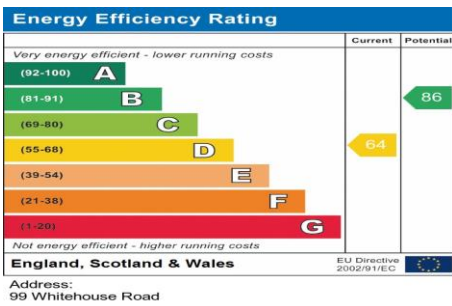
Externally

Front garden mainly laid to pebble with boundary wall, block paved driveway leads to garage, outside tap. Low maintenance rear garden with paved & pebbled with patio area.

Garage

Detached brick garage with up/over door, power & lighting, side courtesy door.

99 Whitehouse Road Billingham, TS22 5AT



These particulars do not constitute, nor constitute part of, an offer or contract. All statements contained in these particulars as to this property are made without responsibility on the part of Thirlwells or the vendor. None of the statements contained in these particulars as to this property are to be relied on statements of representations of fact. An intending purchaser must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. The vendor does not make or give, and neither Thirlwells, nor any person in their employment has any authority to make or give any representation or warranty whatever in relation to this property. All measurements are approximate.



Partners: Wendy Clarke, Nicola Munro MNAEA