



Marske Lane, Bishopsgarth, TS19 8XD
3 Bed - House - Semi-Detached
Offers In Excess Of £129,995

SUPERB SEMI DETACHED HOUSE. THREE BEDROOMS. PRESENTED TO A HIGH STANDARD. EXCELLENT FITTED KITCHEN. BLOCK PAVED DRIVEWAY. GOOD SIZED LOW MAINTENANCE GARDEN. NO ONWARD CHAIN. VIEWING HIGHLY RECOMMENDED. We are pleased to offer for sale this superb three bedroom semi detached house which must be viewed internally to be appreciated fully. Refurbished throughout including a modern fitted kitchen and modern fully tiled bathroom the property is presented in good decorative order throughout with all fitted carpets, blinds and light fittings included in the sale. The property is located on the popular Bishopsgarth development on the outskirts of Stockton. Within walking distance of local shops, schools and bus services and approximately three miles from Stockton Town Centre where there are a wider range of shopping and leisure facilities. With the benefit of gas central heating and uPVC double glazing the property offers well appointed accommodation briefly comprising: Entrance Porch, spacious Lounge with feature fireplace, fitted Kitchen/ Dining Room with built in oven and hob and french doors to the rear garden, Landing, three Bedrooms and fully tiled Bathroom/WC with white suite. Externally there is an open plan front garden, good sized enclosed low maintenance rear garden with paved patio and artificial lawn whilst a block paved driveway provides excellent off street parking and garage space subject to planning. Viewing is highly recommended.



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ENTRANCE

Via uPVC double glazed entrance hallway into lounge

LOUNGE

14'8 x 14'3 (4.47m x 4.34m)

uPVC double glazed window to the front elevation, stairs leading to landing, uPVC double glazed window to the side elevation, double radiator, wall mounted fire, door leading to kitchen/dining area.

KITCHEN/DINING AREA

14'8 x 9'11 (4.47m x 3.02m)

A superb fitted kitchen with an excellent range of wall floor and drawer units incorporating a gas hob with built in electric oven, space for fridge freezer, plumbing for washing machine, under stairs storage cupboard

LANDING

Which is approached via stairs from lounge with uPVC double glazed window to the side elevation, doors leading to bedrooms 1,2,3 and bathroom/WC.

BEDROOM ONE

13'9 x 8'6 (4.19m x 2.59m)

uPVC double glazed window to the front elevation, single radiator, fitted wardrobes are optional

BEDROOM TWO

9'3 x 8'4 (2.82m x 2.54m)

uPVC double glazed window to the rear elevation, single radiator.

BEDROOM THREE

7'4 x 6'0 (2.24m x 1.83m)

uPVC double glazed window to the front elevation, single radiator, built in storage cupboard.

BATHROOM/WC

With bathroom suite comprising of bath, pedestal wash hand basin, low level WC, uPVC double glazed window to the rear elevation.

OUTSIDE

To the front, there is a laid to lawn garden with driveway providing parking for at least 2 cars. To the side, there is timber fencing which via access leads in turn to the neat and attractive rear garden. The rear garden is enclosed by timber fencing and has an artificial turfed area which is a very attractive feature of the property.



Marske Lane

Approximate Gross Internal Area
748 sq ft - 69 sq m



GROUND FLOOR

FIRST FLOOR

SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY

All measurements walls, doors, windows, fittings and appliances, their sizes and locations, are approximate only. They cannot be regarded as being a representation by the seller, nor their agent.

Produced by Potterplans Ltd. 2021

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
Energy Efficiency Rating: 71 71			
Environmental Impact (CO ₂) Rating: G G			

Every care has been taken with the preparation of these particulars, but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance please ask or professional verification should be sought. All dimensions are approximate. The mention of fixtures, fittings &/or appliances does not imply they are in full efficient working order. Photographs are provided for general information and it cannot be inferred that any item shown is included in the sale. These particulars do not constitute a contract or part of a contract. Robinsons can recommend financial services, surveying and conveyancing services to sellers and buyers. Robinsons staff may benefit from referral incentives relating to these services.



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