



**Henley Grove, Thornaby Stockton-On-Tees TS17 6ND**

**welcome to**

## **Henley Grove, Thornaby Stockton-On-Tees**

Well presented three bedroom end terrace family home in a sought after location close to amenities, schools and transport links. Spacious lounge diner, kitchen, shower room and three good sized bedrooms. Off street parking for two cars and enclosed rear garden with patio. Viewing recommended.

### **Entrance Hall**

Radiator, stairs to first floor

### **Lounge**

13' 3" into bay window x 11' 4" max ( 4.04m into bay window x 3.45m max )

Bay window to front, radiator, gas fire with marble fireplace

### **Dining Room**

14' 11" max x 11' 10" max ( 4.55m max x 3.61m max )

UPVC door to rear, radiator

### **Kitchen**

17' 3" x 6' 1" ( 5.26m x 1.85m )

Two windows to side, radiator, range of wall and base units, oven with gas hob and extractor fan, splash back, washing machine, dishwasher, window to rear, splash back, splash back, UPVC door to side

### **Landing**

Window to side

### **Bedroom 1**

14' 2" max x 11' 5" max ( 4.32m max x 3.48m max )

Window to front, radiator

### **Bedroom 2**

11' x 10' 10" max ( 3.35m x 3.30m max )

Window to rear, radiator, storage cupboard

### **Bedroom 3**

8' 1" max x 5' 10" ( 2.46m max x 1.78m )

Restricted space above stairs, window to front, radiator

### **Bathroom**

Walk-in shower, radiator, low level WC, wash hand basin with vanity unit, extractor fan, window to rear,

splash back, spotlights

### **Loft Space**

Fully boarded, access via ladder, lighting

### **Front Garden**

Driveway

### **Rear Garden**

Wrap around garden to rear and side, low maintenance patio, enclosed by timber fence, gated access to side patio, summer house with electricity, shed





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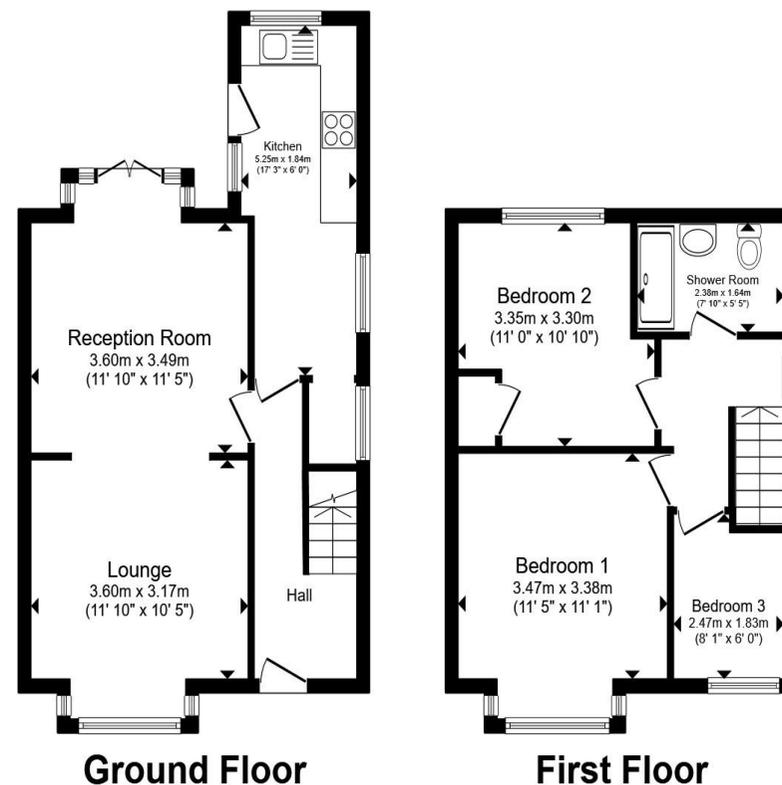
- OFF-STREET PARKING
- REAR GARDEN
- THREE BEDROOMS
- END-TERRACED
- GAS CENTRAL HEATING THROUGHOUT WITH COMBI BOILER

Tenure: Freehold EPC Rating: D

Council Tax Band: A

offers in the region of

**£125,000**



Ground Floor

First Floor

Total floor area 82.8 m<sup>2</sup> (891 sq.ft.) approx

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.propertybox.io](http://www.propertybox.io)



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Property Ref:  
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