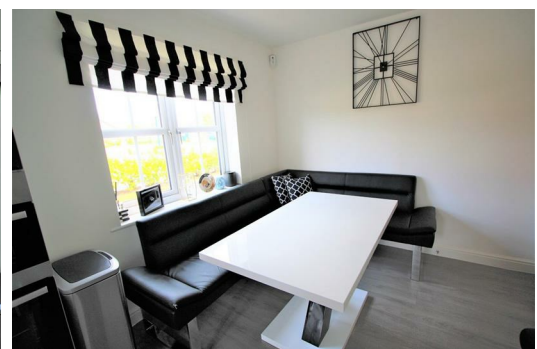
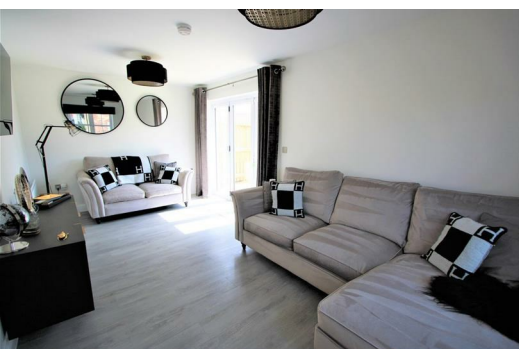




Cordwainer Grove, Sedgefield, TS21 2JY
3 Bed - House - Semi-Detached
Offers Over £220,000

**** STUNNING EXECUTIVE FAMILY HOME ****

This fantastically finished family property on the outskirts of Sedgefield offers amazing value for money. Only recently built and peppered with upgrades and improvements this property needs to be seen to be appreciated. Located a short stroll from Sedgefield's popular centre but within easy reach of other local towns and commuter routes the location offers the best of both worlds. Internal accommodation consists of a central hallway leading to a ground floor WC, stairs to the first floor, access to the impressive kitchen diner and finally access to the cosy but airy lounge. The first floor holds three double bedrooms, the largest complete with a stunning en-suite shower room. A family bathroom completes the first floor, again finished to an exacting standard. Externally the property sits on an enviable corner plot with imposing street presence, offers a rear lawned garden and a detached single garage with parking for two cars in front. As expected gas central heating and UPVC double glazing is present throughout. Internal inspection is strongly recommended, contact our Sedgefield office to book a viewing.



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Cordwainer Grove, Sedgefield, TS21 2JY

Ground Floor

Entrance Hall

6'11" x 6'9" (2.13 x 2.07)

Front facing UPVC double glazed door, stairs to first floor, Amtico flooring, radiator.

Ground Floor WC

6'0" x 3'0" (1.85 x 0.92)

Fitted with a two piece white suite comprising low level WC and wash hand basin, Amtico flooring, gloss wall tiles, mirror panel, radiator.

Lounge

18'3" x 9'5" (5.58 x 2.89)

Front facing UPVC double glazed window, side facing UPVC bi-folding doors, Amtico flooring, two radiators.

Kitchen Diner

18'3" x 8'5" (5.57 x 2.57)

Fitted with a range of base, wall and drawer white Shaker style kitchen units, white marble style worktops inset with sink and drainer unit and mixer tap, five ring gas hob, chrome illuminated hood extractor over, twin high mounted chrome ovens and matching microwave, front and side facing UPVC double glazed windows, Amtico flooring, radiator, recessed ceiling spot lights.

Utility Room

3'7" x 6'7" (1.10 x 2.03)

Base and wall units, plumbed for washing machine, worktop, Amtico flooring, access to cupboard under stairs,

First Floor

Landing

Cupboard on landing housing heated water tank.

Bedroom One

12'4" x 8'7" (3.78 x 2.62)

Side facing UPVC double glazed window, radiator.

En-Suite Shower Room

5'1" x 7'1" (1.57 x 2.18)

Fitted with a white three piece suite comprising low level WC, shower cubicle and vanity sink unit, heated towel rail, tiled walls and floor, mirror panel, front facing UPVC double glazed window, recessed spot lights.

Bedroom Two

9'6" x 10'0" (2.91 x 3.05)

Front facing UPVC double glazed window, radiator.

Bedroom Three

8'1" x 9'11" (2.48 x 3.04)

Side facing UPVC double glazed window, radiator.

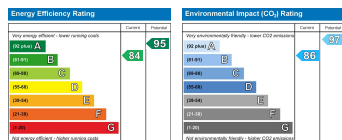
Bathroom

5'1" x 7'7" (1.55 x 2.32)

Fitted with a white three piece suite consisting panelled bath, low level WC and vanity wash hand basin, mirrored panel, tiled walls and floor, heated towel rail, recessed spot lights.

Externally

Corner plot, front gravelled area to roadside, side and rear lawned gardens, stone patio in rear garden, detached single garage with two parking spaces in front.



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.



Cordwainer



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.
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