



16 Lambton Crescent, Stockton-On-Tees, TS21 2DE

£229,950

We are pleased to offer to the the market this beautifully presented three bedroom semi-detached family home in a most sought after location close to the centre of Sedgefield. The property has been much improved to a very high standard and benefits from gas central heating, double glazing, luxurious fitted kitchen with integrated appliances, modern white bathroom suite, lawned garden to rear with tiled patio, front garden, driveway and garage. Maintained in excellent decorative order throughout we would recommend an early viewing.

Ground Floor

Entrance Vestibule

Has composite entrance door.

Kitchen/Breakfast Room 18'6 x 11'4 (5.64m x 3.45m)



Has a range of fitted wall and base units, granite effect work surfaces and upstands, inset stainless steel sink unit with mixer tap, built in dishwasher, electric cooker and hob with angled extractor canopy and stainless steel splash back, breakfast bar with statement pendant lights, and built in fridge and freezer, wood flooring, central heating radiator, ceiling spotlights and spindle staircase leading to the first floor.

Rear Porch

Has access to garage and UPVC entrance door leading to rear garden.

Lounge 11'10 x 18'5 (3.61m x 5.61m)



Has feature fire surround, UPVC french doors leading out onto rear garden.

First Floor Landing

Bedroom 1 7'11 x 8'5 (2.41m x 2.57m)



Has central heating radiator .

Bedroom 2 11'7 x 11'9 (3.53m x 3.58m)



Has central heating radiator.

Bedroom 3 11'5 12'10 (3.48m 3.91m)



Has central heating radiator.

Bathroom WC



Has white suite comprising: panel bath with mixer shower over and glass shower screen, hand wash basin, central heating towel radiator tiled walls and tiled floor.

Separate WC



Has WC and tiled floor.

Exterior



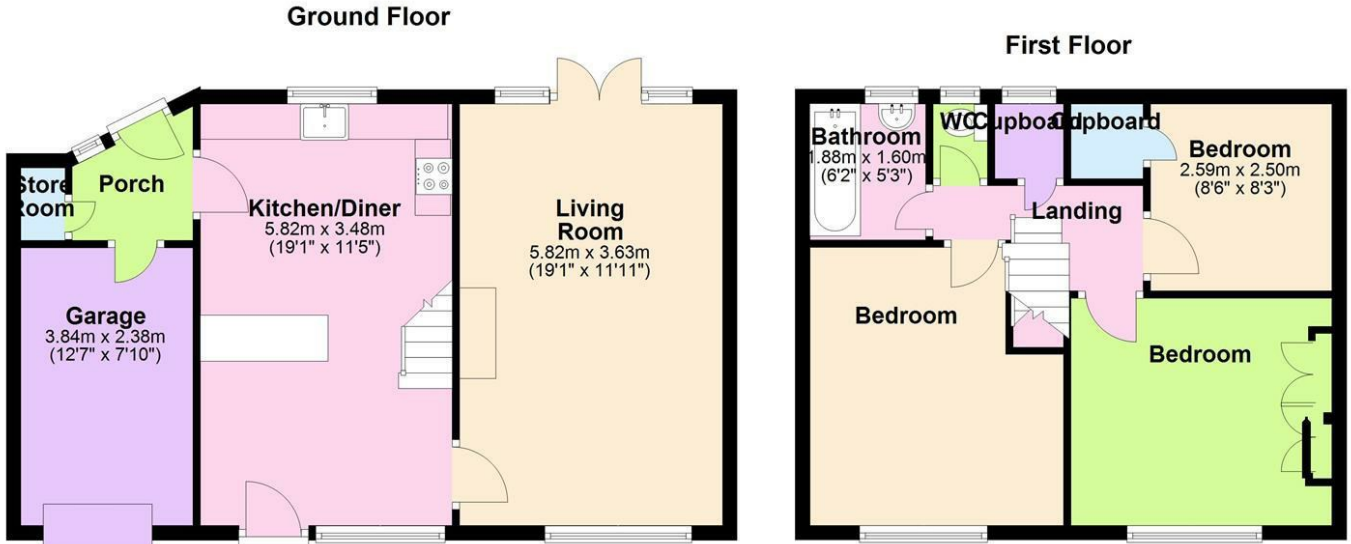
Has front garden laid to lawn and block paved driveway leading to single garage. To the rear of the property is a large enclosed south facing garden area which is laid to lawn with porcelain tiled patio area.

Disclaimer

N.B. WE HAVE NOT TESTED ANY APPLIANCES OR SYSTEMS AT THE PROPERTY. IF IN DOUBT, PURCHASERS SHOULD SEEK PROFESSIONAL ADVICE. THE MEASUREMENTS PROVIDED WITHIN THE DETAILS ARE FOR GUIDANCE PURPOSES ONLY. IF MORE ACCURATE

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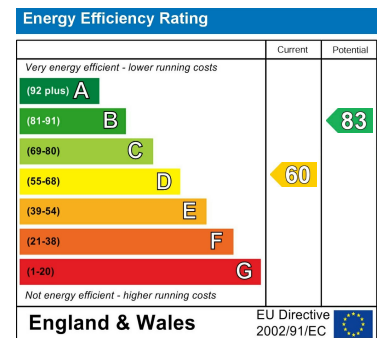
Floor Plan



Area Map



Energy Efficiency Graph



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