



Low Grange Avenue

Billingham



In Excess of £110,000



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This three-bedroom link detached property presents an ideal opportunity for a growing family or those seeking a comfortable and convenient living space. The ground floor of the property boasts a welcoming entrance hall, a convenient ground floor WC, a spacious lounge perfect for relaxation, a separate dining room ideal for entertaining or family meals, and a well-equipped kitchen. The first floor comprises three bedrooms and a family bathroom, providing ample space for families. The property also benefits from UPVC double glazing and gas central heating, ensuring year-round comfort. Situated close to local schools, shops, and bus routes, this home is positioned perfectly for modern family living. Offered with no onward chain, this property is ready for its new owners to make it their own.

While we have made efforts to ensure the accuracy of the information provided in our sales particulars, please note that we have gathered this information from the seller. Should you require further details or clarification on any specific matter, we kindly request you to contact our office where we are ready to gather evidence or conduct further investigations on your behalf.

It is important to note that Northgate has not tested any of the services, appliances, or equipment within this property. Therefore, we strongly recommend that prospective buyers arrange for their independent surveys or service reports before finalising the purchase of the property.

Council Tax band: A

Tenure: Freehold

EPC Energy Efficiency Rating: E

EPC Environmental Impact Rating: E



Entrance Hall

Ground Floor Wc

6' 6" x 2' 8" (1.98m x 0.82m)

Lounge

13' 1" x 12' 8" (4.00m x 3.86m)

Dining Room

8' 11" x 10' 4" (2.71m x 3.16m)

Kitchen

8' 11" x 8' 1" (2.71m x 2.46m)

Landing

Bathroom

8' 11" x 5' 0" (2.72m x 1.52m)

Bedroom One

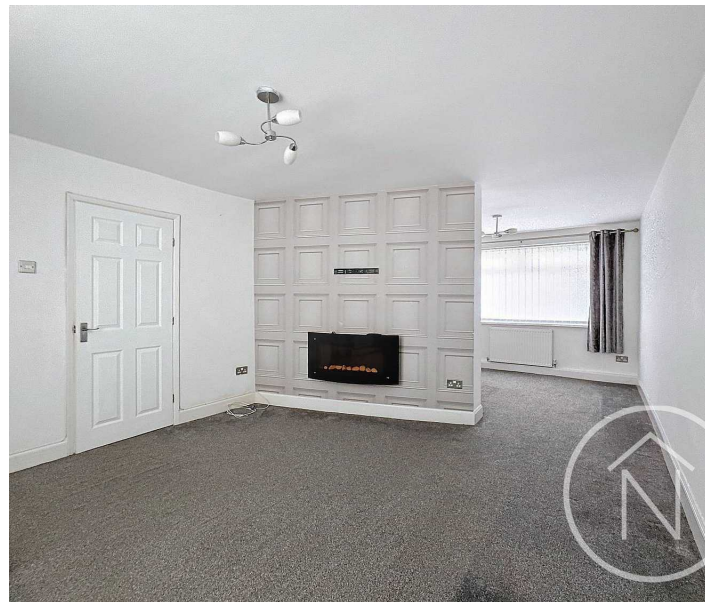
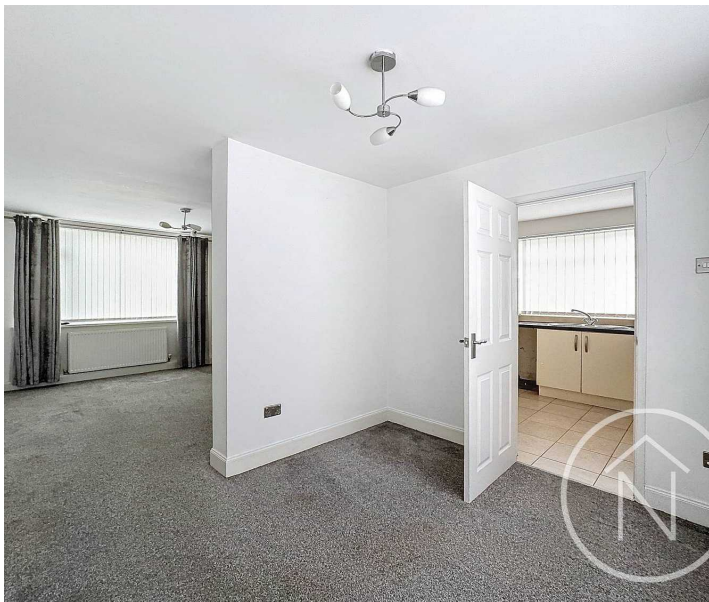
9' 0" x 13' 9" (2.75m x 4.20m)

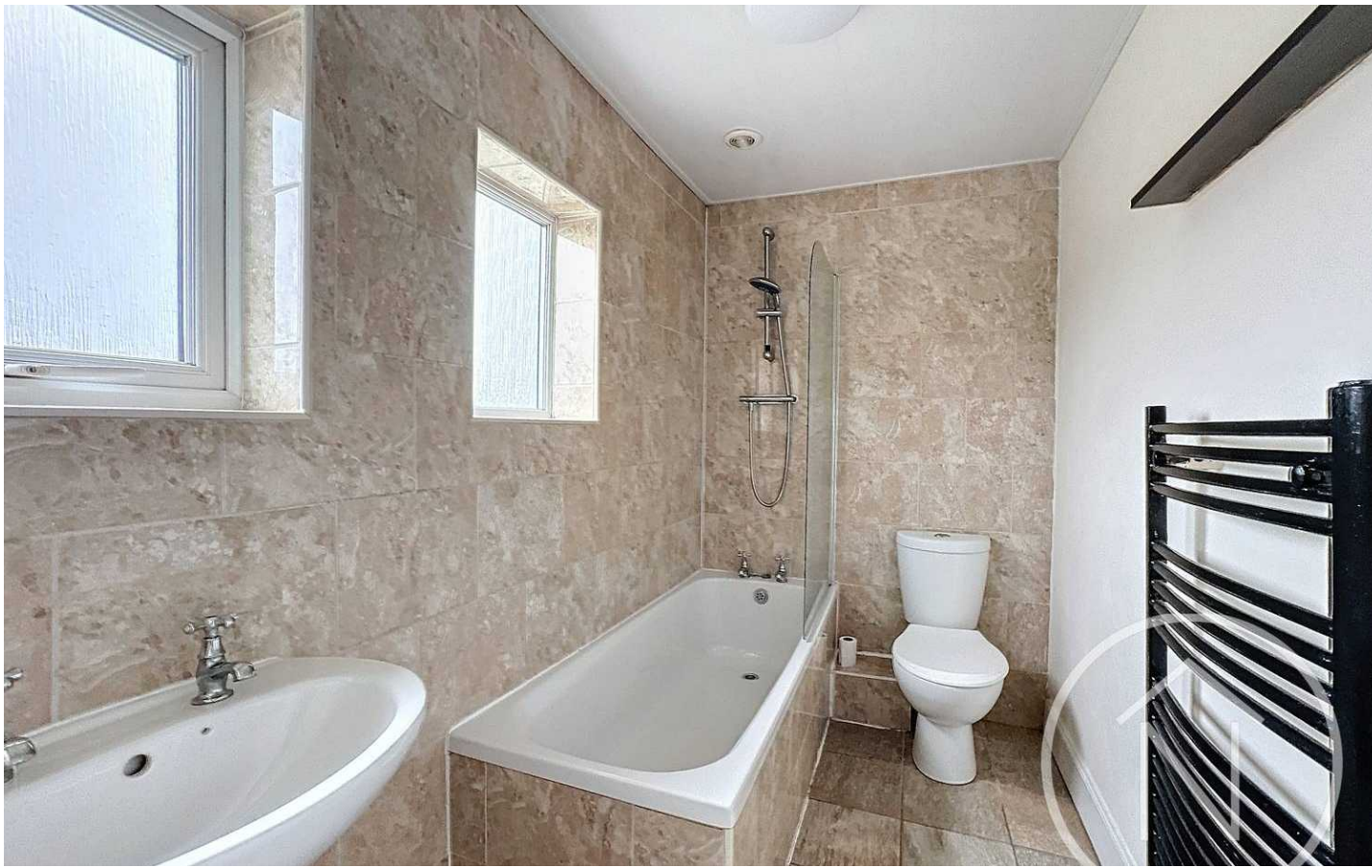
Bedroom Two

11' 10" x 9' 3" (3.60m x 2.81m)

Bedroom Three

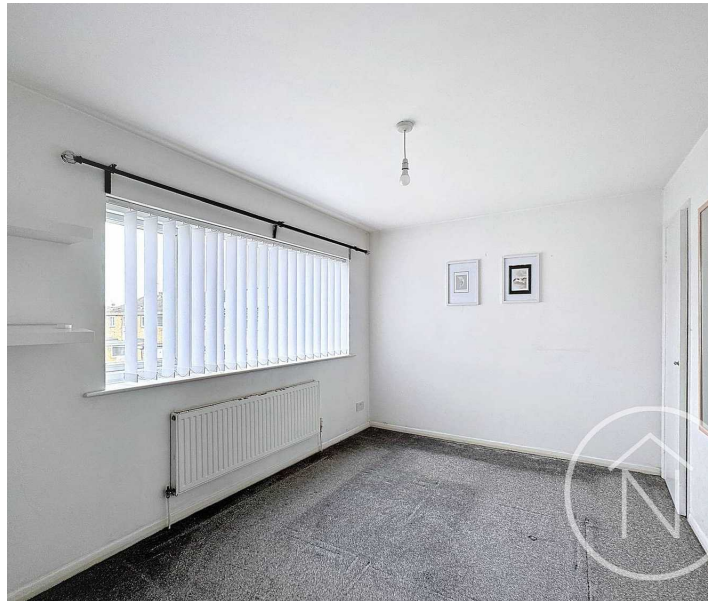
10' 7" x 6' 6" (3.23m x 1.98m)

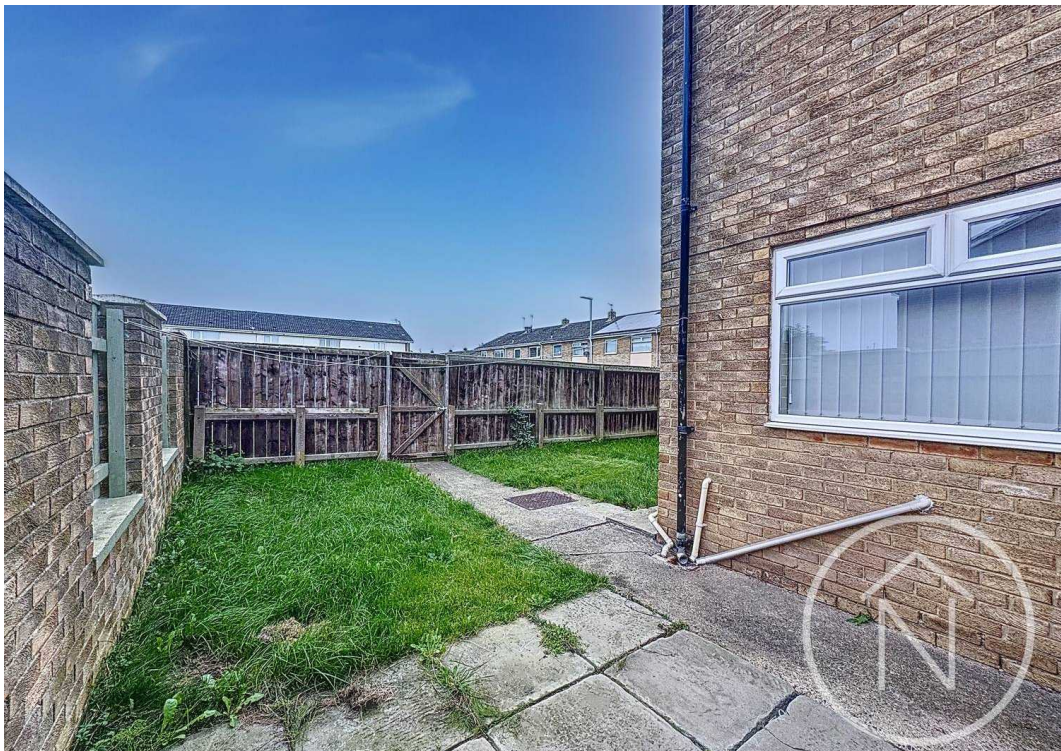




GARDEN

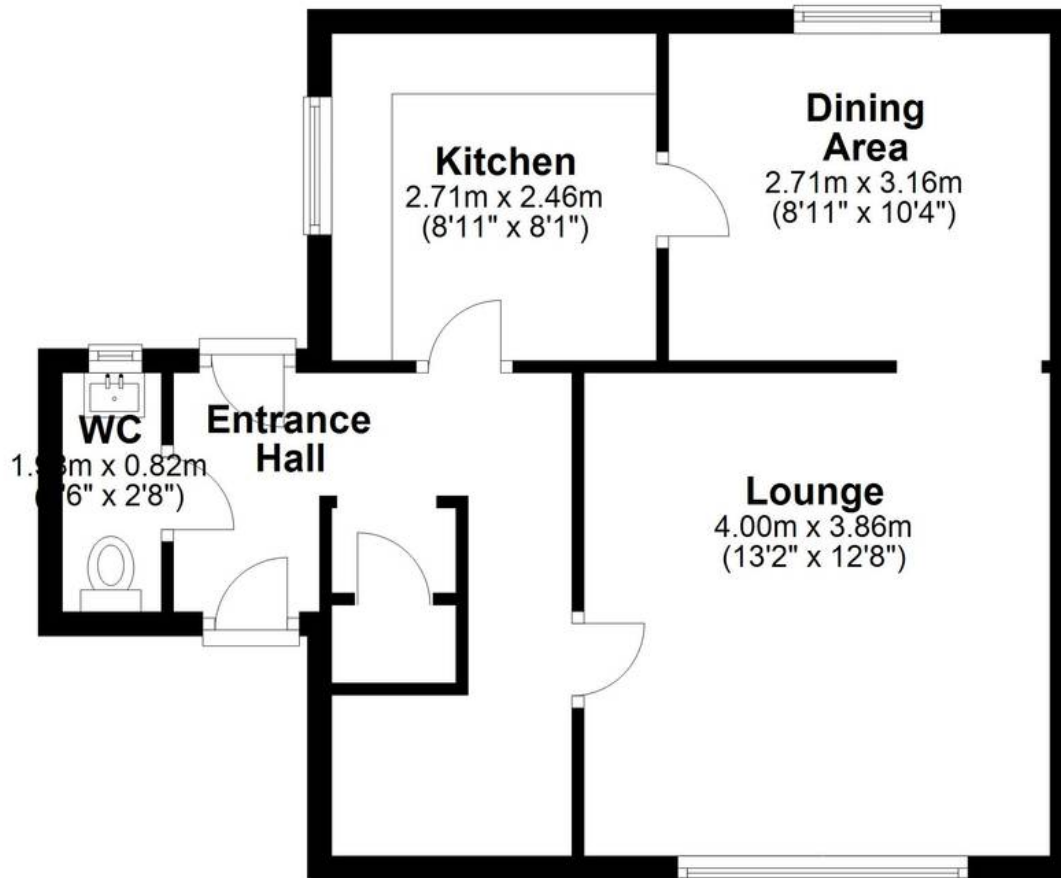
ON STREET





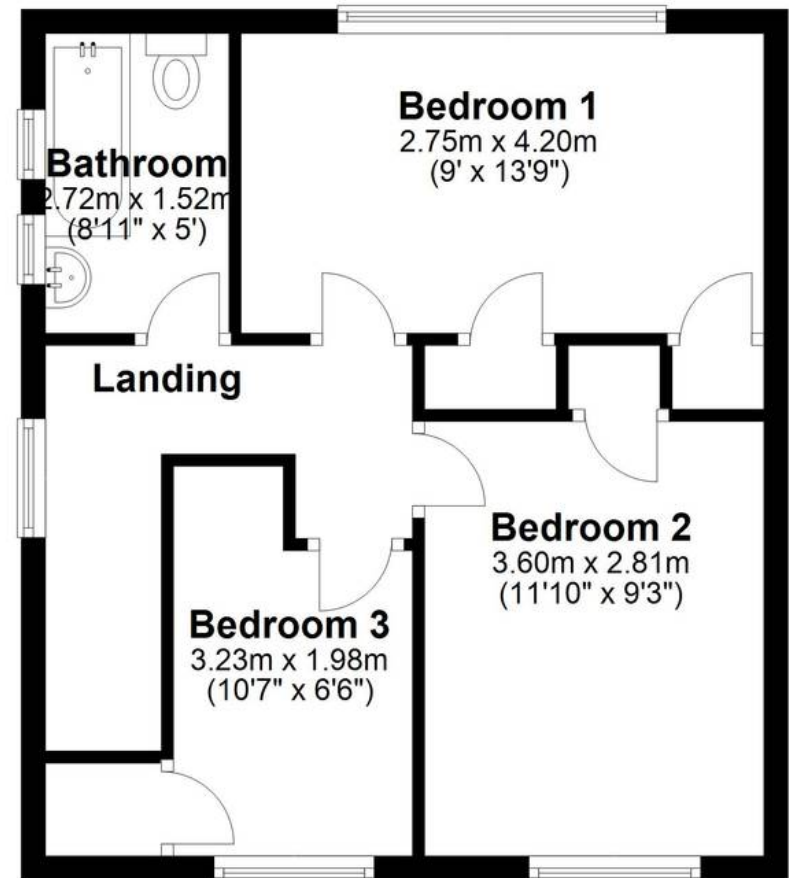
Ground Floor

Approx. 43.9 sq. metres (472.8 sq. feet)



First Floor

Approx. 41.7 sq. metres (448.8 sq. feet)



Total area: approx. 85.6 sq. metres (921.6 sq. feet)

floor plan(s) by Northgate² for illustration purpose only all measurements are approximate.
Plan produced using PlanUp.



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