



Anlaby Close
Billingham



Offers Over £220,000



Anlaby Close

Billingham

Nestled in a peaceful cul-de-sac, this exquisite four-bedroom detached family home presents a rare opportunity to own a property that boasts both charm and modern functionality. The ground floor offers a spacious lounge, ideal for relaxing evenings with loved ones, while the dining room provides an elegant setting for dinners or festive gatherings. Accompanied by a well-appointed kitchen equipped with modern appliances, cooking and entertaining become a joy in this home. Convenience is paramount with the inclusion of a ground floor WC. The upper floor houses a family bathroom and a shower room, ensuring comfort and ease for all occupants, four generously sized bedrooms, each offering a peaceful retreat for rest and relaxation after a long day.

The delights of this property extend beyond its interior, with a magnificent west-facing rear garden providing the perfect backdrop for outdoor enjoyment. A driveway and garage provide ample parking and storage solutions, ensuring practicality without compromising on style. Embrace a lifestyle of comfort and sophistication in this charming abode that promises both serenity and modern convenience seamlessly intertwined.

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: D

Tenure: Freehold



Entrance Hall

5' 5" x 7' 8" (1.66m x 2.33m)

Ground Floor Wc

3' 10" x 4' 9" (1.16m x 1.46m)

Lounge

11' 9" x 19' 9" (3.57m x 6.03m)

Dining Room

16' 4" x 11' 7" (4.97m x 3.54m)

Kitchen

10' 6" x 10' 8" (3.21m x 3.26m)

Landing

Bathroom

8' 8" x 5' 5" (2.64m x 1.66m)

Shower Room

5' 8" x 5' 4" (1.73m x 1.63m)

Bedroom One

11' 11" x 10' 9" (3.63m x 3.28m)

Bedroom Two

10' 5" x 9' 9" (3.18m x 2.97m)

Bedroom Three

10' 5" x 9' 9" (3.18m x 2.96m)

Bedroom Four

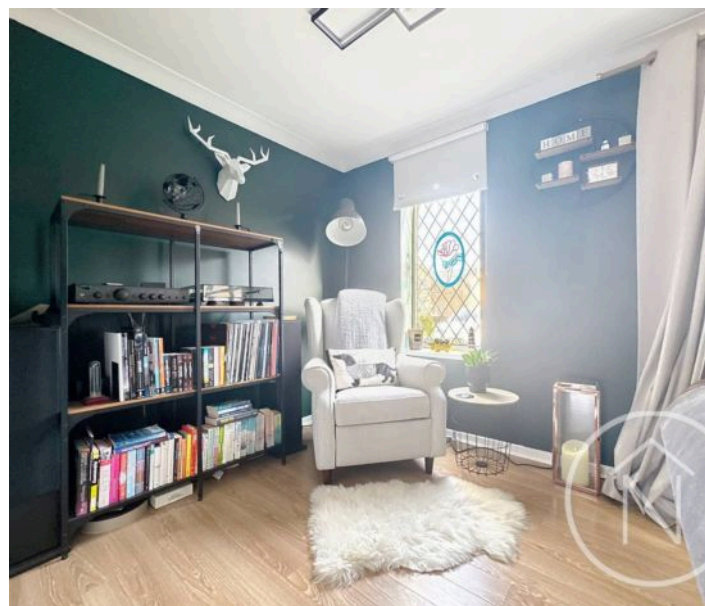
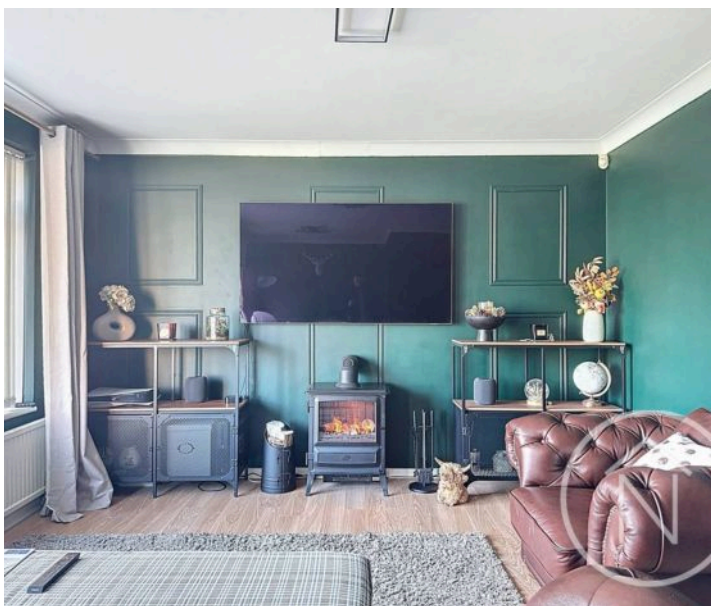
8' 11" x 8' 8" (2.71m x 2.65m)

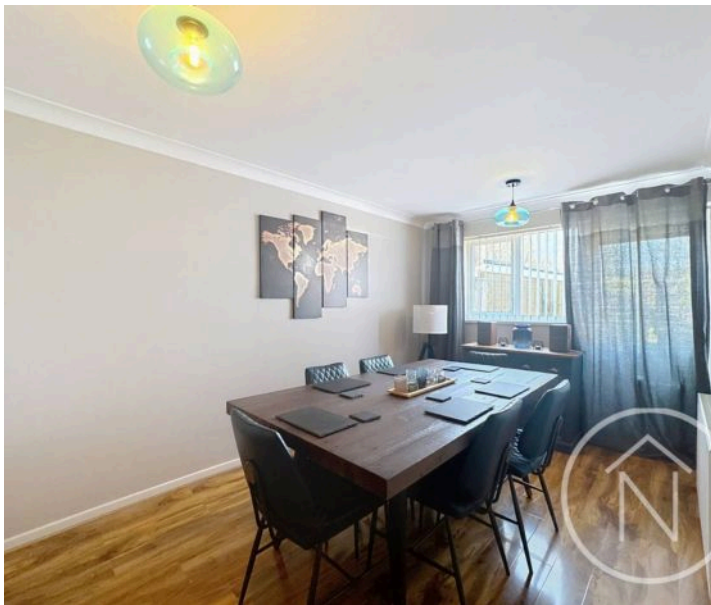
Garden

Single Garage

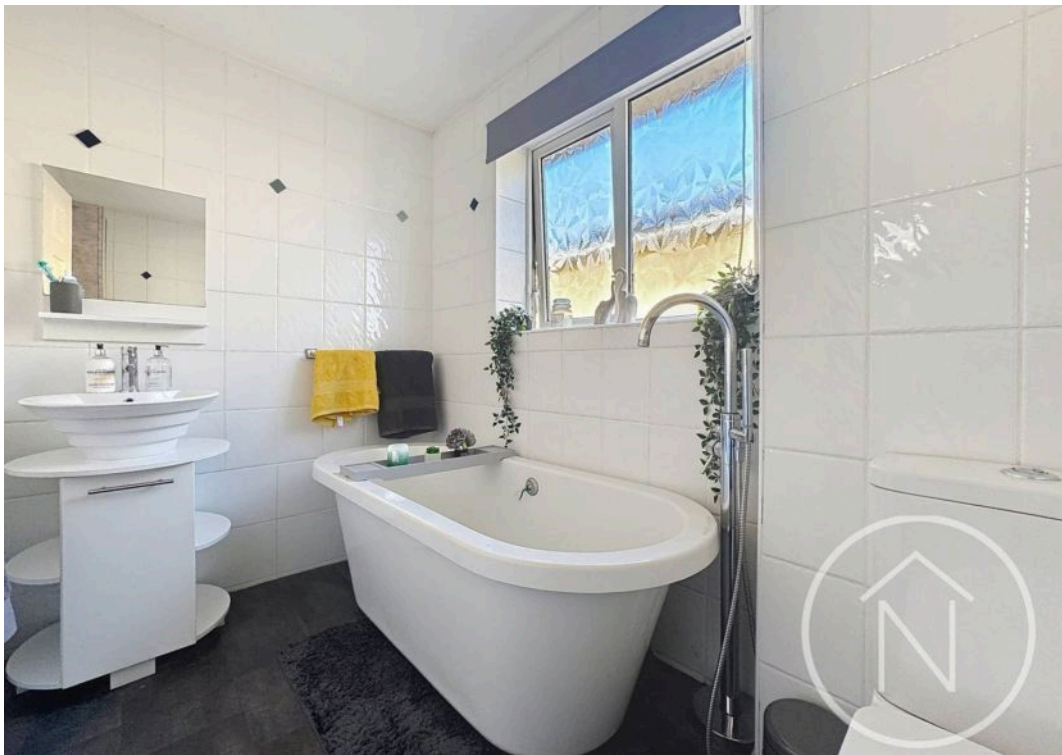
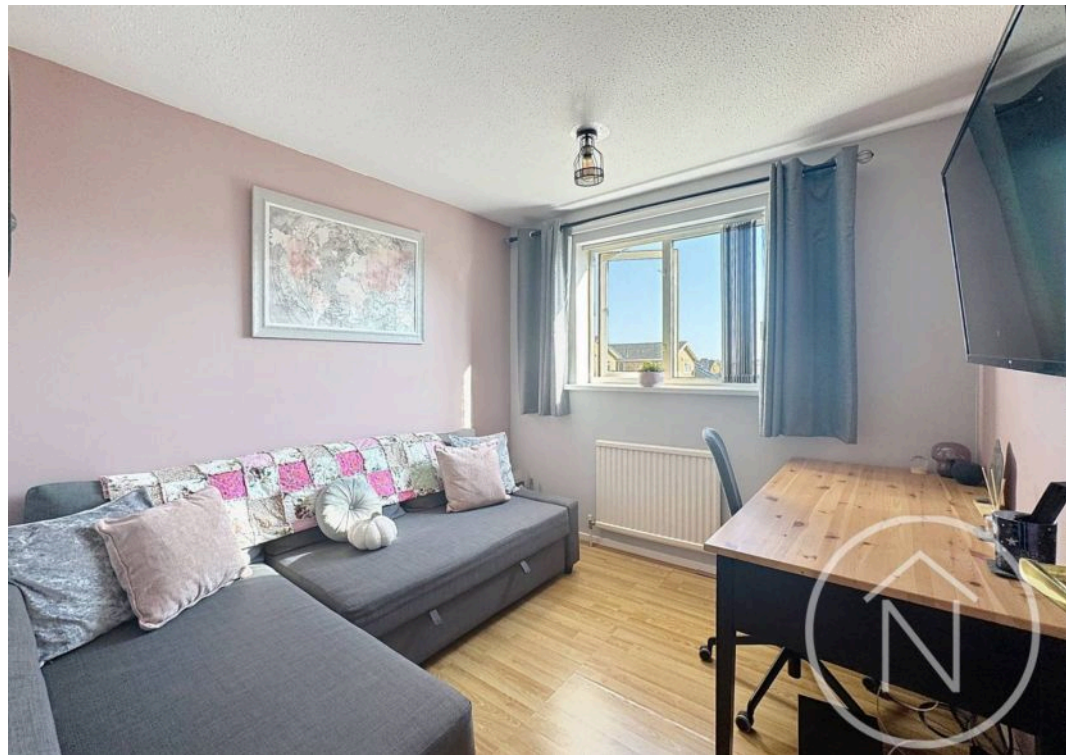
Driveway

2 Parking Spaces

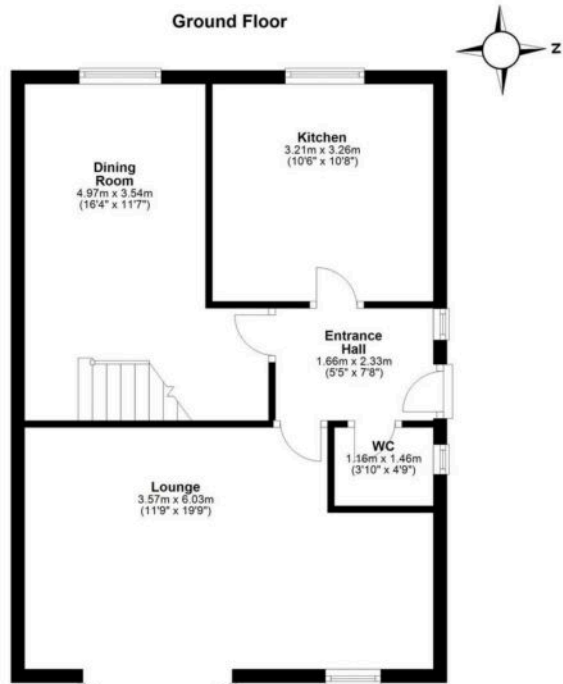






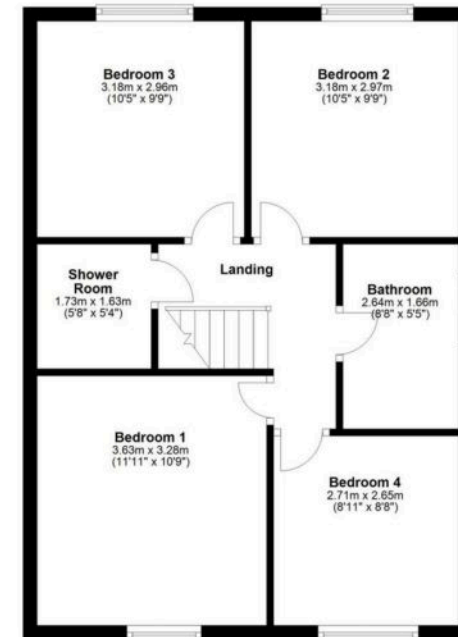


Ground Floor



Total area: approx. 105.2 sq. metres (1132.7 sq. feet)
Floor plans by Northgate for illustration purpose only all measurements are approximate.
Plan produced using PlanLi.

First Floor





Northgate - Teesside

8 Town Square, Billingham - TS23 2LY

01642 813222

billingham@northgates.net

www.northgates.co.uk/

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.