



Stokesley Crescent, Billingham - TS23 1NE



In Excess of £170,000





## Stokesley Crescent

### Billingham

This beautifully presented three-bedroom, two-bathroom end of terrace house offers stylish and contemporary living across three generous reception rooms. The heart of the home is a spacious open plan kitchen and dining area, complete with modern kitchen units, a central island, integrated appliances, and elegant herringbone flooring. Natural light floods the space through large windows, while the living room features a modern fireplace and plush carpeting, creating a warm and inviting ambience. The conservatory provides seamless garden access and serves as a bright additional living space, perfect for relaxing or entertaining guests.

Additional highlights the modern bathroom, with a luxurious freestanding bath-tub and stone feature wall, and a sleek walk-in shower and backlit mirror. Ample built-in storage throughout the bedrooms ensures practicality without compromising on style. Outside, the property boasts a private west facing garden with a low-maintenance artificial lawn, a spacious patio with outdoor seating, and privacy fencing - ideal for families and social gatherings. Off-road parking, driveway's to both front and rear, and a secure garage further enhance day-to-day convenience, making this home an exceptional opportunity for those seeking both style and comfort.

Council Tax band: A

Tenure: Freehold

EPC Energy Efficiency Rating: E

EPC Environmental Impact Rating: E





#### Porch

6' 5" x 3' 6" (1.96m x 1.07m)

#### Hallway

#### Lounge

16' 5" x 10' 4" (5.00m x 3.16m)

#### Kitchen

13' 10" x 12' 0" (4.22m x 3.65m)

#### Dining room

9' 5" x 13' 7" (2.86m x 4.14m)

#### Garden room

8' 8" x 12' 2" (2.63m x 3.71m)

#### Landing

#### Bathroom

4' 8" x 11' 3" (1.43m x 3.44m)

#### Bedroom 1

15' 0" x 10' 5" (4.56m x 3.17m)

#### En-suite WC

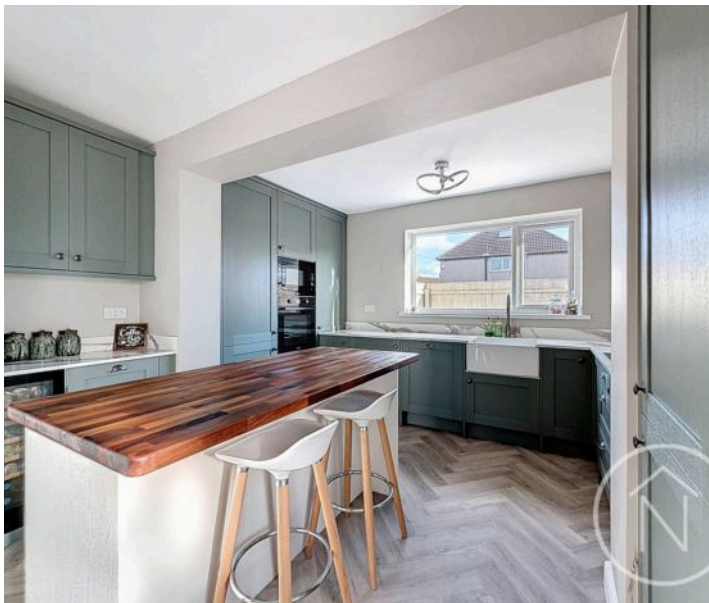
4' 9" x 5' 0" (1.46m x 1.52m)

#### Bedroom 2

8' 3" x 11' 1" (2.51m x 3.37m)

#### Bedroom 3

7' 9" x 10' 7" (2.37m x 3.22m)







**GARDEN**

**GARAGE**

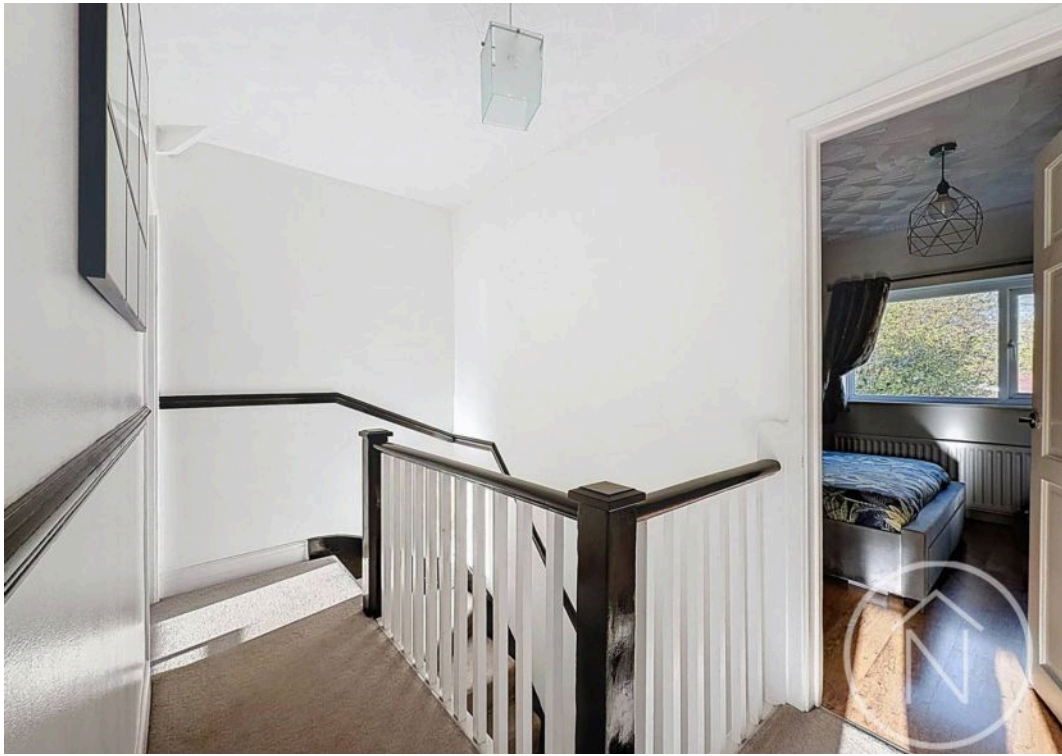
Single Garage

**DRIVEWAY**

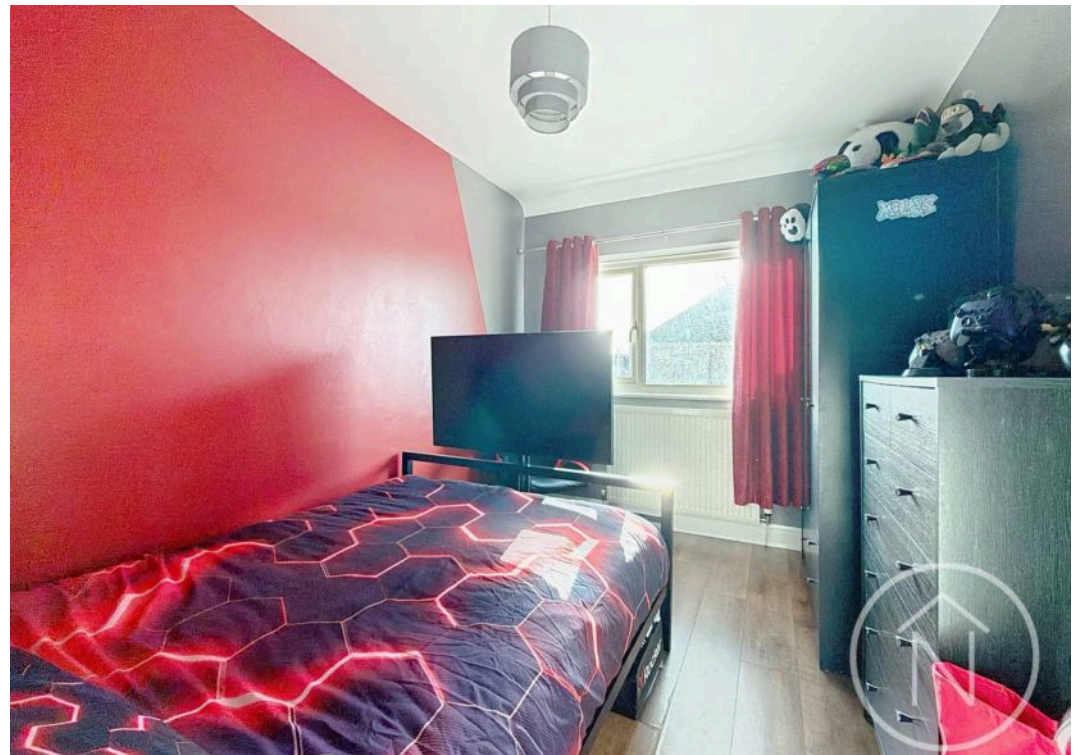
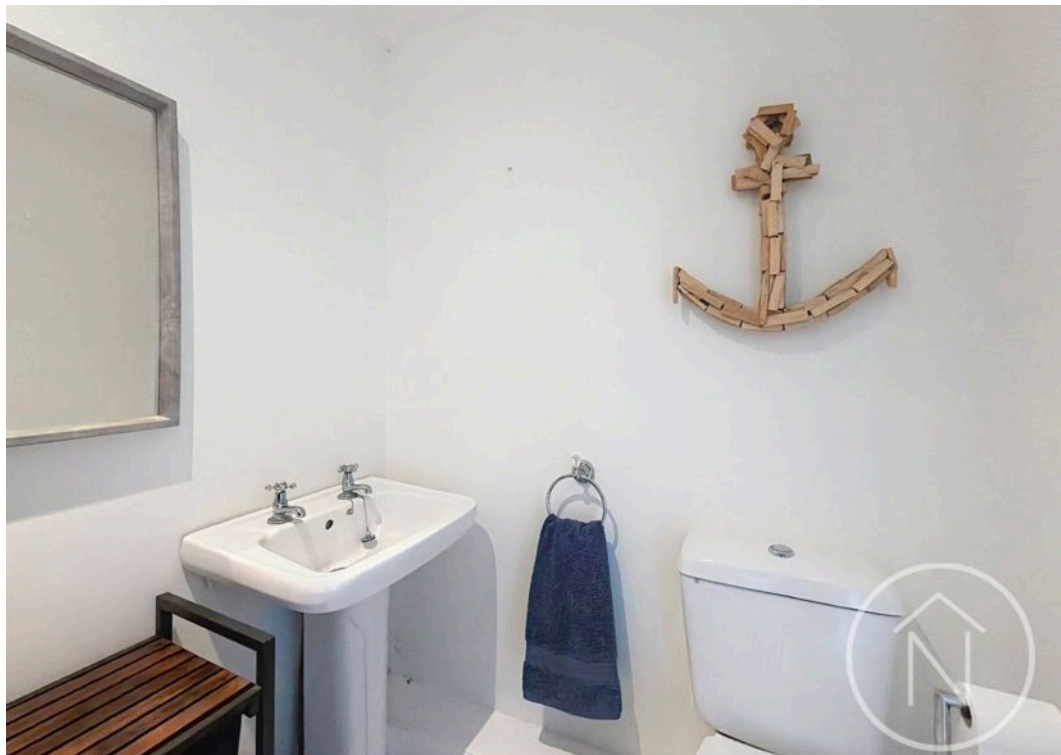
2 Parking Spaces









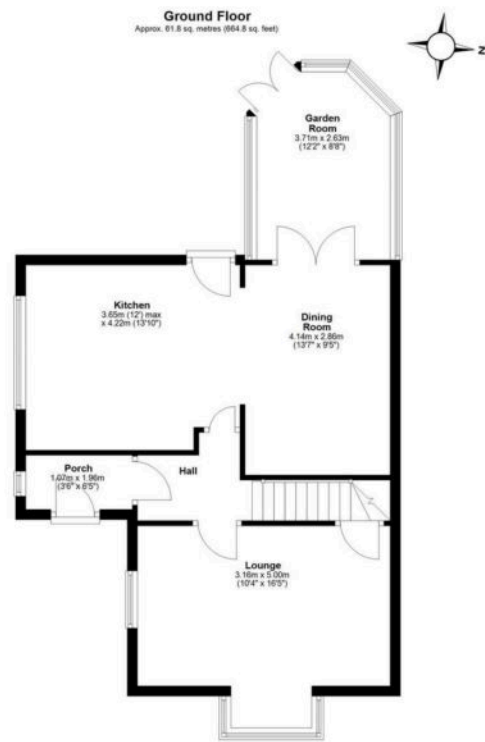








**Ground Floor**  
Approx. 61.8 sq. metres (664.9 sq. feet)



**First Floor**  
Approx. 42.2 sq. metres (454.4 sq. feet)



Total area: approx. 104.0 sq. metres (1119.1 sq. feet)





## Northgate - Teesside

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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.