



Barmpton Road, Billingham - TS23 3SN



In Excess of £175,000



Barmpton Road

Billingham

This impressive three bedroom semi detached bungalow offers deceptively spacious accommodation, thoughtfully arranged to suit a variety of lifestyles. The property boasts three versatile reception rooms, including an open plan lounge leading seamlessly to a dining area, a bright conservatory, and a separate breakfast room adjacent to the modern fitted kitchen. The ground floor features a stylish bathroom and a well-proportioned bedroom, providing flexibility for guests or those seeking single-level living. Upstairs, there are two further bedrooms, each offering comfortable spaces for relaxation or study. The home benefits from UPVC double glazing and gas central heating, ensuring energy efficiency and comfort throughout the year. Additional features include a private driveway and garage, providing ample off-road parking and secure storage and a west facing rear garden. With its generous layout and quality finishes, this bungalow is ideal for families, downsizers, or buyers seeking adaptable living space in a sought-after location.

Council Tax band: B | Tenure: Freehold | EPC Energy Efficiency Rating:



Lounge

15' 11" x 12' 2" (4.84m x 3.70m)

Dining Room

15' 2" x 8' 10" (4.62m x 2.68m)

Conservatory

9' 7" x 9' 0" (2.92m x 2.74m)

Kitchen

10' 9" x 7' 3" (3.27m x 2.21m)

Breakfast Area

11' 6" x 7' 4" (3.50m x 2.24m)

Bathroom

7' 7" x 6' 0" (2.31m x 1.83m)

Bedroom 1

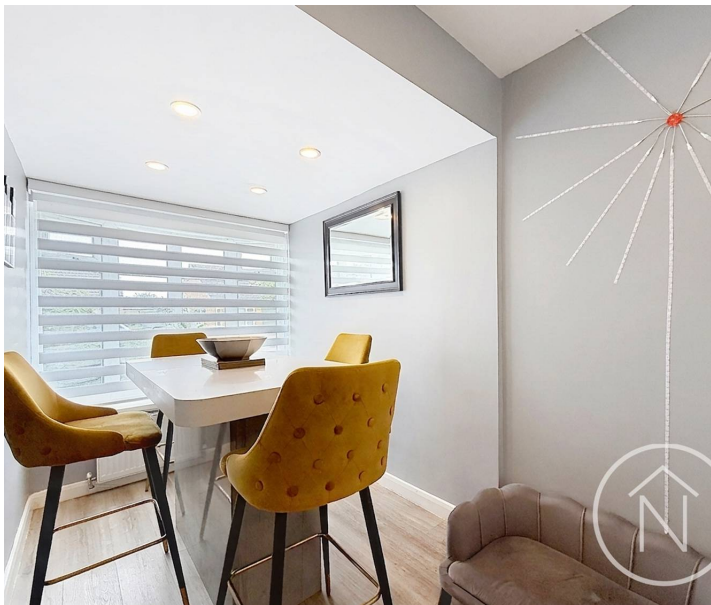
11' 11" x 10' 9" (3.62m x 3.27m)

Bedroom 2

10' 8" x 8' 10" (3.26m x 2.70m)

Bedroom 3

11' 3" x 5' 7" (3.44m x 1.71m)





GARDEN

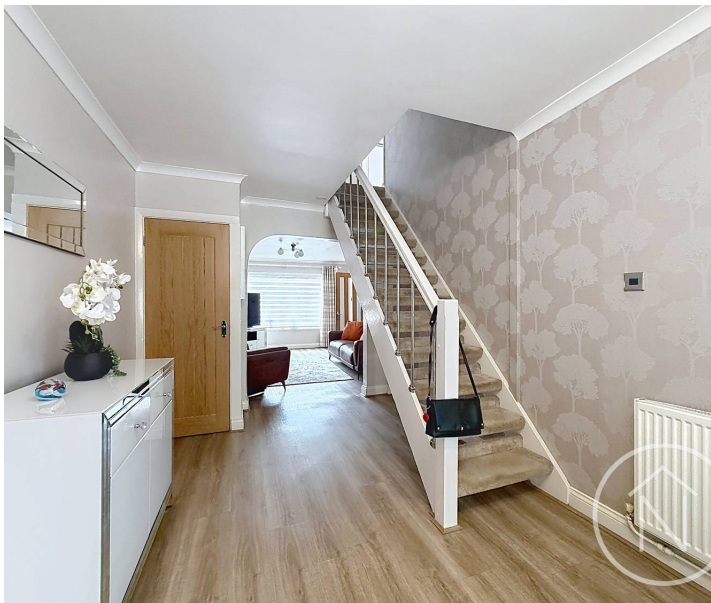
GARAGE

Single Garage

DRIVEWAY

2 Parking Spaces

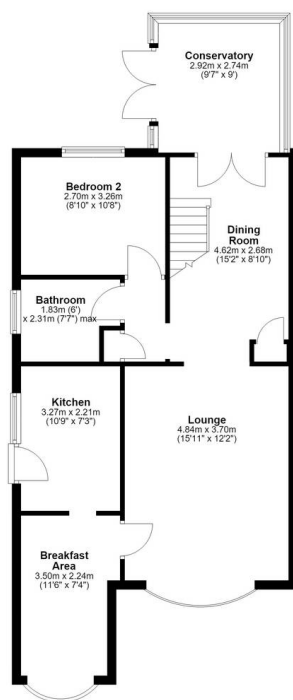
ON STREET



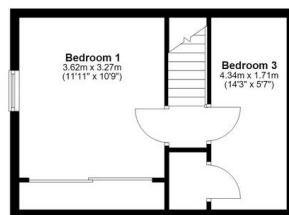




Ground Floor
Approx. 70.5 sq. metres (755.5 sq. feet)



First Floor
Approx. 26.2 sq. metres (281.7 sq. feet)



Total area: approx. 96.6 sq. metres (1040.2 sq. feet)



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.