



Sledwick Road, Billingham - TS23 3HX



Northgate
estate agents

In Excess of £130,000



Sledwick Road

Billingham

This beautifully presented three-bedroom, one-bathroom semi-detached house offers a perfect blend of comfort and practical living. Upon entering, you are welcomed by a bright hallway with soft carpeted flooring and neutral decor, setting a warm and inviting tone for the rest of the home. The ground floor features two generously sized reception rooms, including a cosy living area complete with a charming fireplace, ideal for family gatherings and quiet evenings in. The open-plan kitchen impresses with ample countertop space, integrated appliances, and extensive wooden cabinetry, seamlessly connecting to a versatile garden room through elegant French doors. This space serves as an additional dining and seating area, flooded with natural light from large windows, creating a wonderful space for entertaining or relaxing with family and friends.

Upstairs, three well-proportioned bedrooms each benefit from large windows allowing plentiful natural light, neutral decor, and soft carpeting for added comfort. The family bathroom boasts tiling and a bath with shower over, illuminated by natural light from two windows, offering a fresh and airy retreat. A bright landing and a charming attic space with Velux windows provide further flexibility for storage.

The outdoor space is a true highlight of this property. A spacious, well-maintained garden features a lush lawn, a generous patio area perfect for alfresco dining, and a stylish decked seating space for relaxation or entertaining. There is a detached garage for convenient parking and additional storage, complemented by a secure gated driveway offering off-road parking for multiple vehicles. The private fencing and front garden space ensure both security and kerb appeal, making this home ideal for families and those who value outdoor living.

This property combines versatile living spaces, abundant natural light, and extensive outdoor amenities, providing a fantastic opportunity for buyers seeking a comfortable and stylish home with plenty of room to grow and entertain.

Council Tax band: A | Tenure: Freehold | EPC Energy Efficiency Rating: C



Porch

8' 7" x 3' 6" (2.62m x 1.06m)

Entrance Hall

10' 10" x 6' 1" (3.31m x 1.85m)

Lounge

14' 6" x 11' 3" (4.41m x 3.44m)

Kitchen

13' 0" x 9' 4" (3.95m x 2.84m)

Dining Room

9' 4" x 7' 7" (2.84m x 2.30m)

Garden Room

20' 1" x 8' 7" (6.11m x 2.61m)

Bathroom

7' 9" x 5' 5" (2.36m x 1.66m)

Bedroom 1

14' 0" x 11' 7" (4.27m x 3.53m)

Bedroom 2

14' 1" x 9' 0" (4.30m x 2.75m)

Bedroom 3

9' 3" x 7' 5" (2.83m x 2.27m)





GARDEN

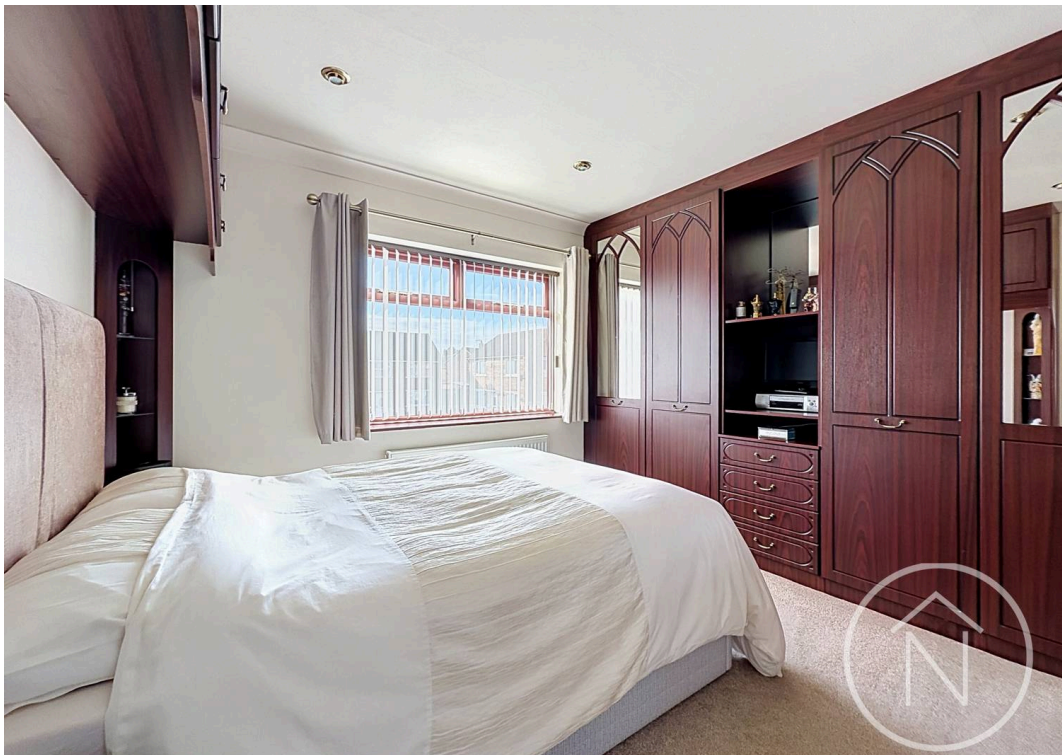
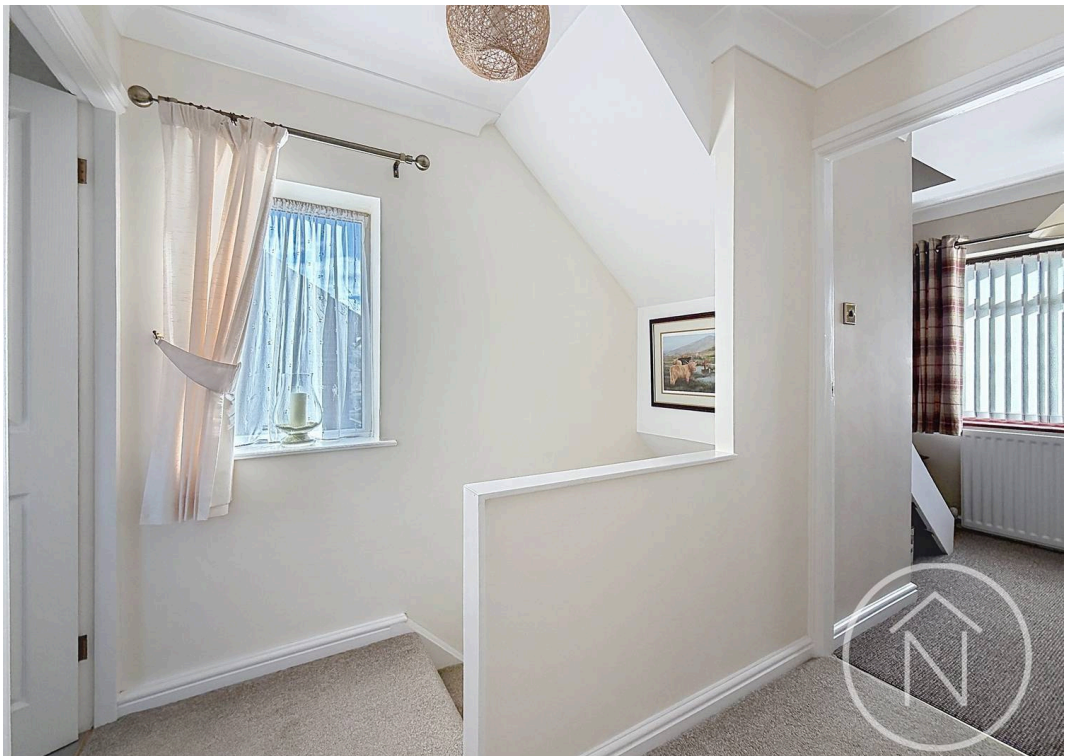
GARAGE

Single Garage

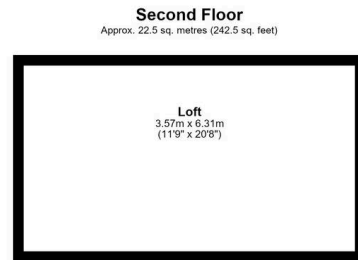
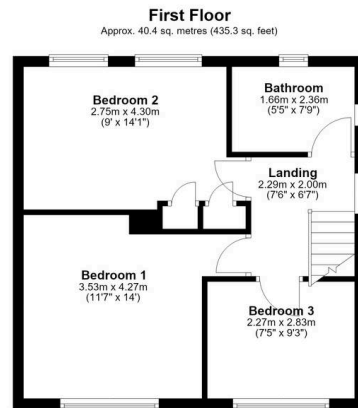
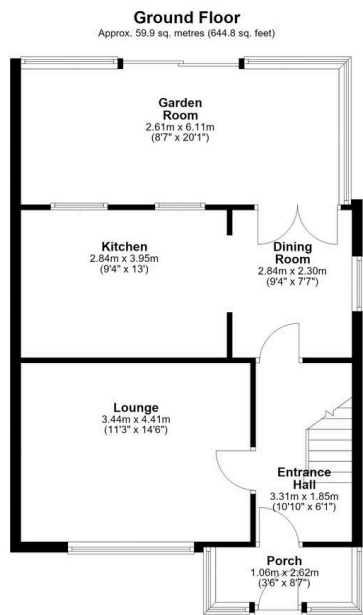
DRIVEWAY

2 Parking Spaces









Total area: approx. 122.9 sq. metres (1322.6 sq. feet)



Northgate - Teesside

14 Belasis Court, Belasis Technology Park, Teesside - TS23 4AZ

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.