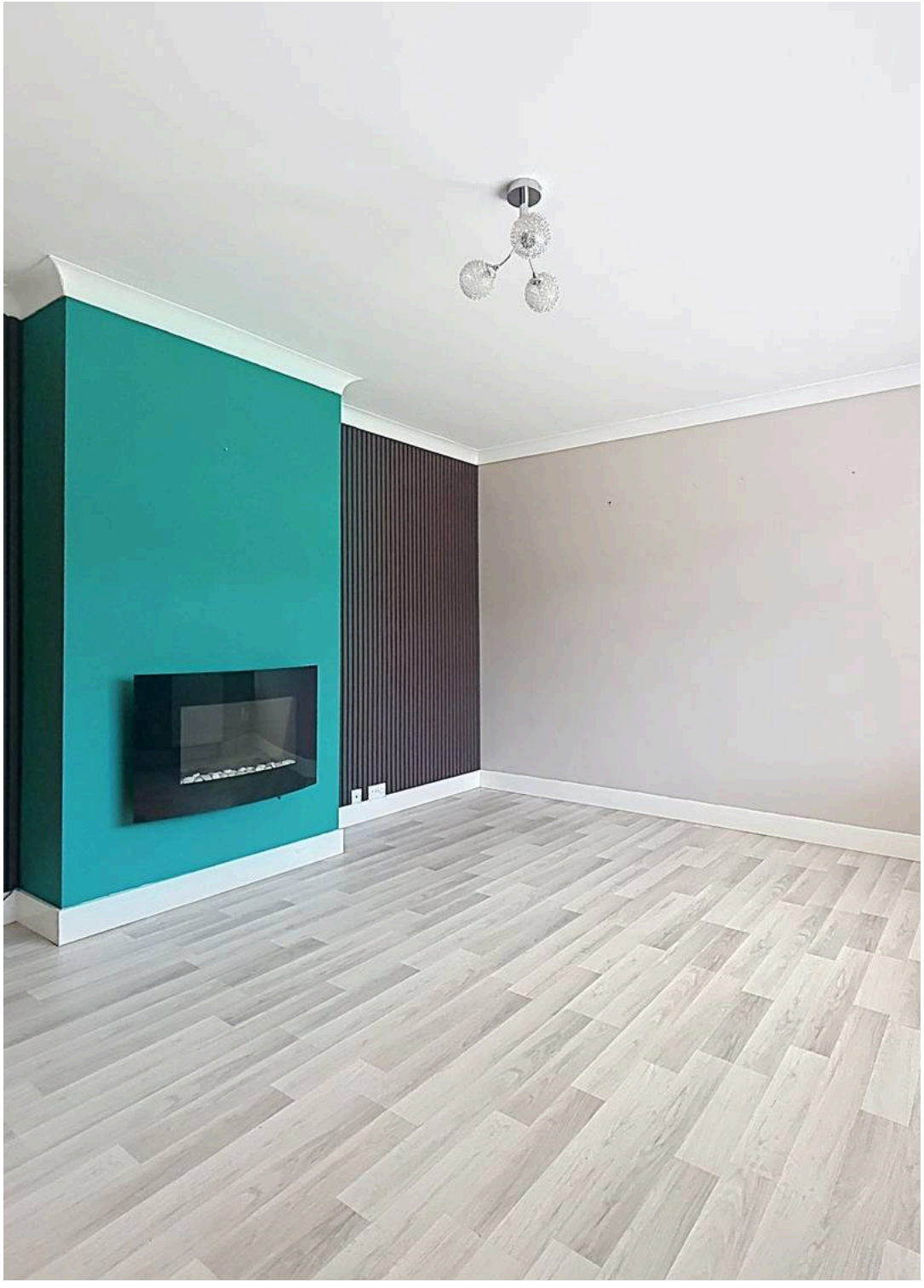


Sidlaw Road, Billingham - TS23 2ES

Northgate
estate agents

In Excess of £130,000



61 Sidlaw Road, Billingham

Offered for sale with no onward chain, this three bedroom semi detached property presents an excellent opportunity for first time buyers and families. Conveniently located close to shops, schools and other local amenities, the home combines practical accommodation with features suited to everyday living.

The accommodation begins with an entrance hall, providing access to the lounge and the modern kitchen/diner. The lounge offers a comfortable space to relax, while the kitchen/diner provides room for cooking and dining, making it well suited to family life and entertaining.

To the first floor, the landing leads to three bedrooms and the bathroom. The bedrooms offer flexibility for a growing family, visiting guests or those requiring space to work from home. The bathroom serves all three bedrooms and completes the internal accommodation.

Further benefits include UPVC double glazing and gas central heating, adding to the comfort of the property throughout the year. With its convenient location and well arranged living space, this home is an appealing choice for buyers seeking a property close to everyday essentials. The absence of an onward chain may also appeal to those looking for a straightforward move.

Council Tax band: A

Tenure: Freehold

EPC Energy Efficiency Rating: D







Hallway
10' 11" x 5' 11" (3.32m x 1.81m)

Lounge
14' 9" x 11' 3" (4.50m x 3.44m)

Kitchen / diner
21' 1" x 9' 4" (6.42m x 2.84m)

Landing
7' 5" x 6' 4" (2.25m x 1.94m)

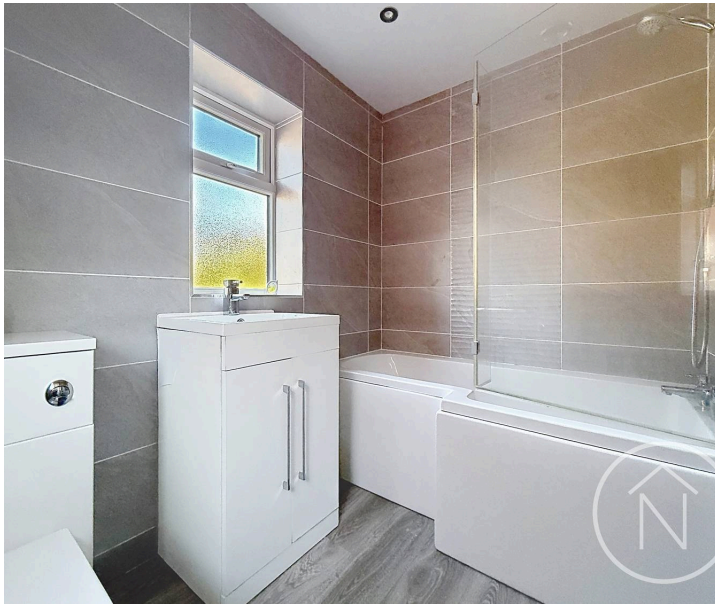
Bathroom
7' 9" x 5' 5" (2.35m x 1.64m)

Bedroom 1
14' 4" x 12' 0" (4.37m x 3.66m)

Bedroom 2
14' 4" x 9' 0" (4.37m x 2.75m)

Bedroom 3
9' 4" x 7' 8" (2.85m x 2.33m)







GARDEN

GARAGE

Single Garage

DRIVEWAY

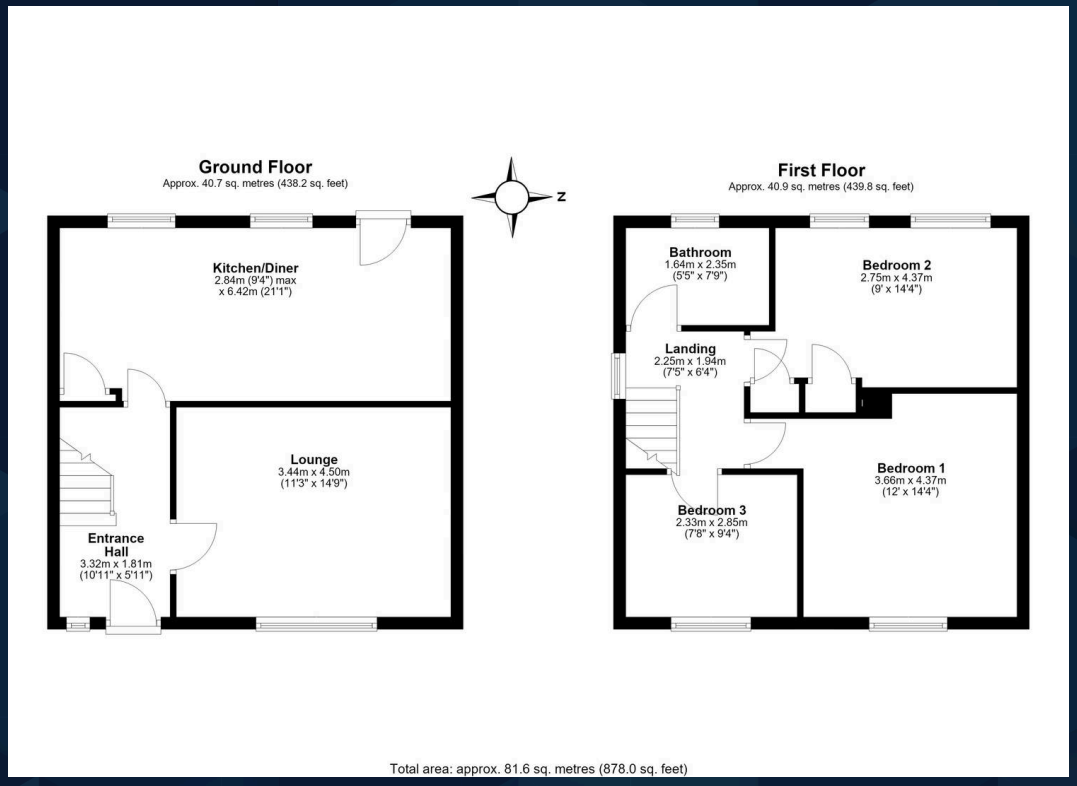
1 Parking Space











Total area: approx. 81.6 sq. metres (878.0 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.