



**14 Bydales Drive**  
**Marske, TS11 7HJ**

**£180,000**

**Energy Rating : D**



# 14 Bydales Drive

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## Description

LOCATION, POSITION and SIZE! this larger style 3 bedroom semi-detached has it ALL! With fantastic locality for access to highly rated schools, walks onto the coast/valley gardens and access to the village with its host of shops & amenities. This lovely home is perfect for the growing family being in 'ready to move into' order as well as bursting with further potential. Simply put, MUST VIEW! The property benefits from gas central heating and uPVC double glazing, briefly comprising; entrance porch, hallway, fitted kitchen/breakfast area, spacious living room, prestigious conservatory and downstairs cloaks/WC. To the first-floor; three well-sized bedrooms and family bathroom with separate WC. Externally; block paved driveway, detached garage & mature gardens.

## Accommodation

### Entrance Porch

Upvc double glazed entrance door to the front with adjacent glazed surround and upvc double glazed windows to either side. Built in hardwearing entrance mat style flooring, double glazed patio doors to the hallway.

### Hallway

Double glazed patio inner doors to the front, single radiator, mirror fronted storage cupboard and access to the first floor staircase.

### Living Room 19' 11" x 10' 6" (6.07m x 3.20m)

Light and airy dual aspect room with a upvc double glazed bow window to the front and a upvc double glazed window to the rear. Two double radiators, wall mounted gas fire with decorative surround, dado rail and decorative ceiling coving.

### Open Plan Fitted Kitchen/Breakfast Area 13' 3" x 9' 10" (4.04m x 2.99m)

Range of wall and base units incorporating drawers, laminate worktops and complimenting tiled splash backs. Composite inset sink unit, integrated washing machine, space for an upright fridge freezer, built in electric oven with hob and cooker hood over. Double radiator, upvc double glazed windows to the side and rear and a upvc double glazed entrance door to the rear.

### Prestigious Conservatory 12' 0" x 11' 0" (3.65m x 3.35m)

Upvc double glazed french doors to the rear which give an effortless connection to the rear garden. Double radiator, upvc double glazed windows to all sides and access to the downstairs cloakroom.

### Downstairs Cloakroom

White suite comprising of a push button wc, corner floating wash hand basin with mixer tap and tiled surrounds. Extractor unit and a upvc double glazed window to the side.

## First Floor

### Landing Area

Independent access to all rooms and to the loft space.

### Master Bedroom 11' 5" x 9' 5" (3.48m x 2.87m)

Upvc double glazed window to the front, single radiator and fitted wardrobes.

### Bedroom 2 14' 3" x 6' 10" (4.34m x 2.08m)

Upvc double glazed window to the front, single radiator, useful storage cupboard and fitted wardrobes.

### Bedroom 3 8' 4" x 10' 5" (2.54m x 3.17m)

Upvc double glazed window to the rear and single radiator.

### Family Bathroom

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White suite comprising of a panel bath with overhead shower and retractable shower screen. Pedestal wash hand basin, single radiator, tiled walls and a upvc double glazed window to the rear.

### **Separate WC**

White suite comprising of a push button wc, tiled walls, extractor unit and a upvc double glazed window to the rear.

### **Externally**

### **Driveway**

Block paved driveway sitting behind attractive double wrought iron gates and offers plenty of off road parking. Leads to the detached garage.

### **Detached Garage**

Up and over door, power and light.

### **Gardens**

The front garden sits behind an attractive dwarf wall and is laid to a small lawned area with attractive borders of shrubs and plants. The rear garden enjoys a good degree of privacy and begins with a block paved patio area before extending to a mature lawn with attractive borders of shrubs and plants.

### **Council Tax Band**

Council Tax Band:- B

### **Energy Performance Certificate**

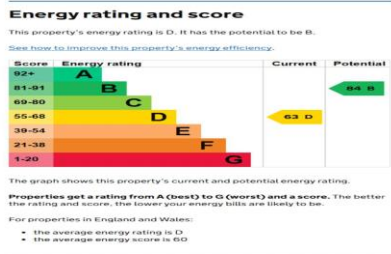
A full Energy Performance Certificate is available upon request.

### **Mortgage Services**

We can introduce you to the team of highly qualified Mortgage Advisers. They can provide you with up to the minute information on many of the interest rates available. To arrange a fee-free, no obligation appointment, please contact this office. **YOUR HOME MAY BE REPOSSESSED IF YOU DO NOT KEEP UP REPAYMENTS ON YOUR MORTGAGE**

### **Agent Notes**

Selectiv Properties themselves and the vendors of the property whose agent they are, give notice that these particulars, although believed to be correct, do not constitute any part of an offer of contract. No services and / or appliances have been tried or tested. All statements contained in these particulars as to this property are made without responsibility and are not to be relied upon as statements or representations of warranty whatsoever in relation to property. Any intending purchaser must satisfy themselves by inspection or otherwise as to the correctness of each of the statements contained in these particulars.



## Viewing Arrangements

Tel: 01287 630733

Email: [redcar@selectiv.co.uk](mailto:redcar@selectiv.co.uk)

### MONEY LAUNDERING REGULATIONS 2003

intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale.