

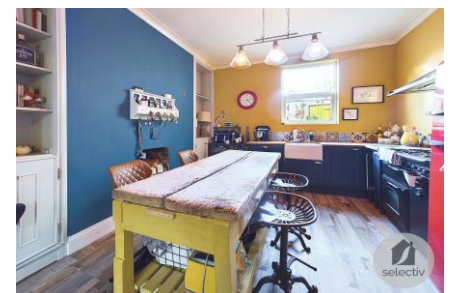


29 High Street

**Marske-By-The-Sea, TS11
6JQ**

£170,000

Energy Rating : D



29 High Street

Description

Step into comfort and style in this charming 3-bedroom terraced home! Expend your creativity as the ground floor opens into an artful blend of a extensive living area, combined with a stunning fitted kitchen. A separate laundry provision adds to the convenience, making chores a breeze! Upstairs, a sense of serenity awaits as the floor unveils 3 beautiful bedrooms promising peaceful slumbers. A truly stunning home in a great location, that MUST be viewed to be fully appreciated!

Accommodation

Entrance Lobby

Solid wood entrance door to the front, distinctive LVT flooring, picture rail and an inner door to the hallway.

Hallway

Solid wood inner door to the front, single radiator, distinctive LVT flooring, useful understairs storage cupboard and an attractive spindle staircase to the first floor.

Living Room 11' 10" x 14' 7" (3.60m x 4.44m)

Warm and cosy room with a particular feature being the recessed log burning stove on a brick hearth. Upvc double glazed bay window to the front and an opening to the kitchen/breakfast area.

Modern Fitted Kitchen/Breakfast Area 12' 5" x 12' 3" (3.78m x 3.73m)

Modern range of wall and base units incorporating drawers, solid wood worktops and complimenting tiled splash backs. Belfast inset sink unit with mixer tap, integrated dishwasher, integrated wine cooler and space for an upright fridge freezer. Range style cooker with cooker hood over, bespoke fade alcove storage units and a upvc double glazed window to the rear.

Garden Room 8' 3" x 6' 10" (2.51m x 2.08m)

Upvc double glazed patio doors to the side which give access to the yard. Access door to the utility room.

Utility Room

Laminate worktop, plumbing for a washing machine, space for a tumble dryer, wall mounted gas central heating boiler, downlights and a upvc double glazed window to the rear.

First Floor

Split Level Landing Area

Attractive spindle balustrade, useful storage cupboard and independent access to all rooms and to the loft space.

Master Bedroom 12' 3" x 11' 11" (3.73m x 3.63m)

Upvc double glazed window to the front.

Bedroom 2 11' 1" x 12' 1" (3.38m x 3.68m)

Upvc double glazed window to the rear, built in useful storage cupboard and double radiator.

Bedroom 3 12' 3" x 7' 6" (3.73m x 2.28m)

Upvc double glazed window to the front.

Luxury Family Shower Room

Modern white suite comprising of a double shower cubicle, vanity wash hand basin with mixer tap and base storage unit. Push button wc, PVC clad surrounds, single radiator, downlights and a upvc double glazed window to the side.

Externally

29 High Street

Enclosed Yard

Offering a fantastic space to relax and unwind with a rear access gate and a west facing aspect.

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.



Energy rating and score

This property's energy rating is D. It has the potential to be C.

See how to improve this property's energy efficiency.



The graph shows this property's current and potential energy rating.

Properties get a rating from A (best) to G (worst) and a score. The better the rating and score, the lower your energy bills are likely to be.

For properties in England and Wales:

- the average energy rating is D
- the average energy score is 60

Viewing Arrangements

Tel: 01287 630733

Email: 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.