



54 Enfield Chase Guisborough, TS14 7LS











£225,000

Energy Rating : C







54 Enfield Chase

DESCRIPTION

This property is very different upon internal inspection, it has been extended to the rear and the two upper floors remodelled and re-styled to provide two first floor bedrooms served by a family bathroom (with bath and shower) and a loft conversion provides a second floor master bedroom with a deep bathtub giving the room a sense of luxury and a highly effective use of the space created with a connecting door to a separate w.c.

Other attractions include gas central heating complimented by UPVC double glazing, a lounge enjoying hill views in the distance, a dining kitchen/family room with cooking facilities provided by a dual fuel range, driveway parking and gardens to the front and rear, the rear is over two levels and incorporates a seating and barbeque area - a great family space. Local shopping facilities and bus services are nearby and the town centre and highly rated schools are within easy reach. Interest is expected to be high so please call to book your viewing.

Accommodation

Entrance Porch

Upvc double glazed entrance door, upvc double glazed window. Radiator.

Lounge 17' 4" x 13' 0" (5.28m x 3.96m)

Upvc double glazed window with hill views beyond, radiator, feature stone fireplace with wooden mantles and an ornamental log effect fire. One wall featured with panels. Radiator and cupboard. Stable door to the dining/kitchen with family space.

Dining Kitchen with Family Space 18' 11" x 13' 0" (5.76m x 3.96m)

Range of wall and base units with cupboards and drawers. Solid wood worktops, dual fuel range with a double width extractor hood over. Tiled surrounds, radiator, space for a fridge freezer, stainless steel sink unit with mixer tap. Double glazed roof window and dual aspect double glazed windows. French door to the rear garden

First Floor Landing

Radiator and coved ceiling

Bedroom 1 13' 5" x 9' 6" (4.09m x 2.89m)

Hill views beyond from the upvc double glazed window, radiator and a coved ceiling.

Bedroom 3 13' 0" x 6' 1" (3.96m x 1.85m)

Upvc double glazed window, radiator. (please note that there is restricted head room in part of the bedroom).

Family Bathroom

Has a white low flush wc with a hidden cistern. Wash hand basin with vanity cupboards below, a double length shower enclosure with a mixer shower plus and additional waterfall shower head. Radiator, coved ceiling, upvc double glazed window and part tiled walls. Cupboard which houses the gas combination boiler.

Second Floor

Connecting door and staircase from the landing which gives access to the bedroom 2

Bedroom 2 12' 10" x 19' 2" (3.91m x 5.84m)

Dual aspect upvc double glazed windows, sloping ceiling, radiator, views of the hills beyond. A deep white bathtub with side taps. Connecting door to a part tiled separate wc with a low flush wc and a wash handbasin

Externally

Driveway parking and gardens to the front and rear.

Driveway

Driveway parking.

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Gardens

Front garden has a blocked paved driveway with gravel beds and offers low maintenance option. Rear garden, enclosed rear garden is terraced with graveled areas, shared BBQ/entertainment space, round decking, stocked fishpond and a garden shed

Council Tax Band

Council tax band:- B

Energy Performance Certificate

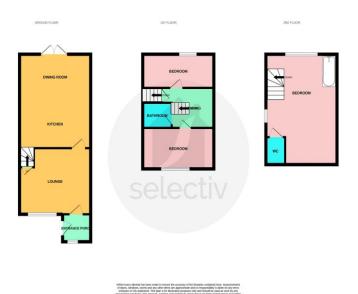
A full Energy Performance Certificate is available upon request.

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Viewing Arrangements Tel: 01287 630733 Email: guisborough@selectiv.co.uk

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