

23 Wolviston Road, Billingham

£159,950

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SALES · LETTINGS · AUCTIONS



23 Wolviston Road

Billingham

We Think You're Going to Love the Interior of This Extended Semi-Detached Bungalow. It's Seen an Unbelievable Amount of Refurbishment Work in Recent Years and Is in Ready to Move in Condition.

- Truly Outstanding Semi Detached Bungalow
- Thoughtfully Extended & Considerably Refurbished
- Two Bedrooms, Both with Quality Fitted Wardrobes
- Breakfast Kitchen with Modern Units & Appliances
- Modern White Three Piece Shower Suite
- Front Lounge & Dining Room
- UPVC Double Glazing & Ideal Combi Boiler

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Definitely not one to miss out on! This example of an outstanding traditional style 1930's built semi-detached bungalow has seen an unbelievable amount of refurbishment and remodelling over recent years, with every room seeing the benefit.

The thoughtfully extended, well planned interior comprises entrance hall, front sitting room, comfortable rear dining room, a well-equipped breakfast kitchen with a fabulous range of Shaker style units and appliances, useful utility room, two bedrooms (both with quality fitted wardrobes) and shower room with a smart modern white three-piece suite. The loft has been carpeted and has light, power and a radiator to create extra storage. Outside, there is a front garden and side access to the rear garden with lawn and rear access.

Features also worthy of a mention include UPVC double glazing, central heating with 'Ideal' combi boiler and CCTV security system.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: E

EPC Environmental Impact Rating: F











Buyers Identification Check(s)

Should a purchaser(s) have an offer accepted on a property marketed by Michael Poole Estate Agents they will need to undertake an identification check. This is done to meet our obligation under Anti Money Laundering Regulations (AML) and is a legal requirement. We use a third party service to verify your identity; this is not a credit check and will have no effect on credit history. The cost of these checks is £36 inc. VAT per buyer, which is paid in advance, when an offer is agreed and prior to a sales memorandum being issued. This charge is non-refundable.















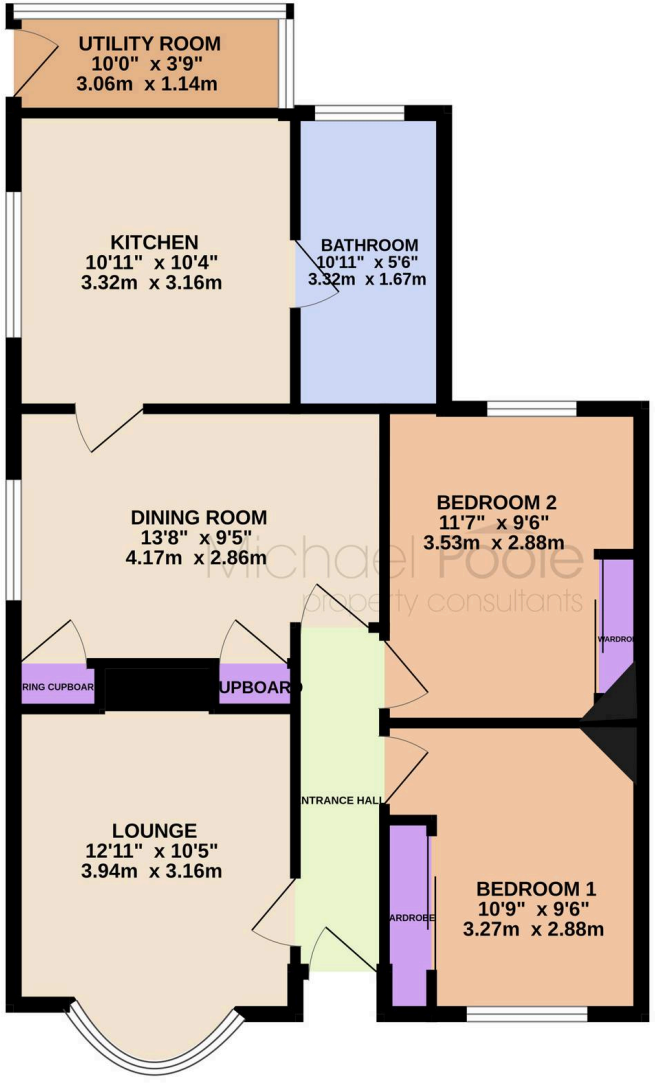








GROUND FLOOR
722 sq.ft. (67.1 sq.m.) approx.

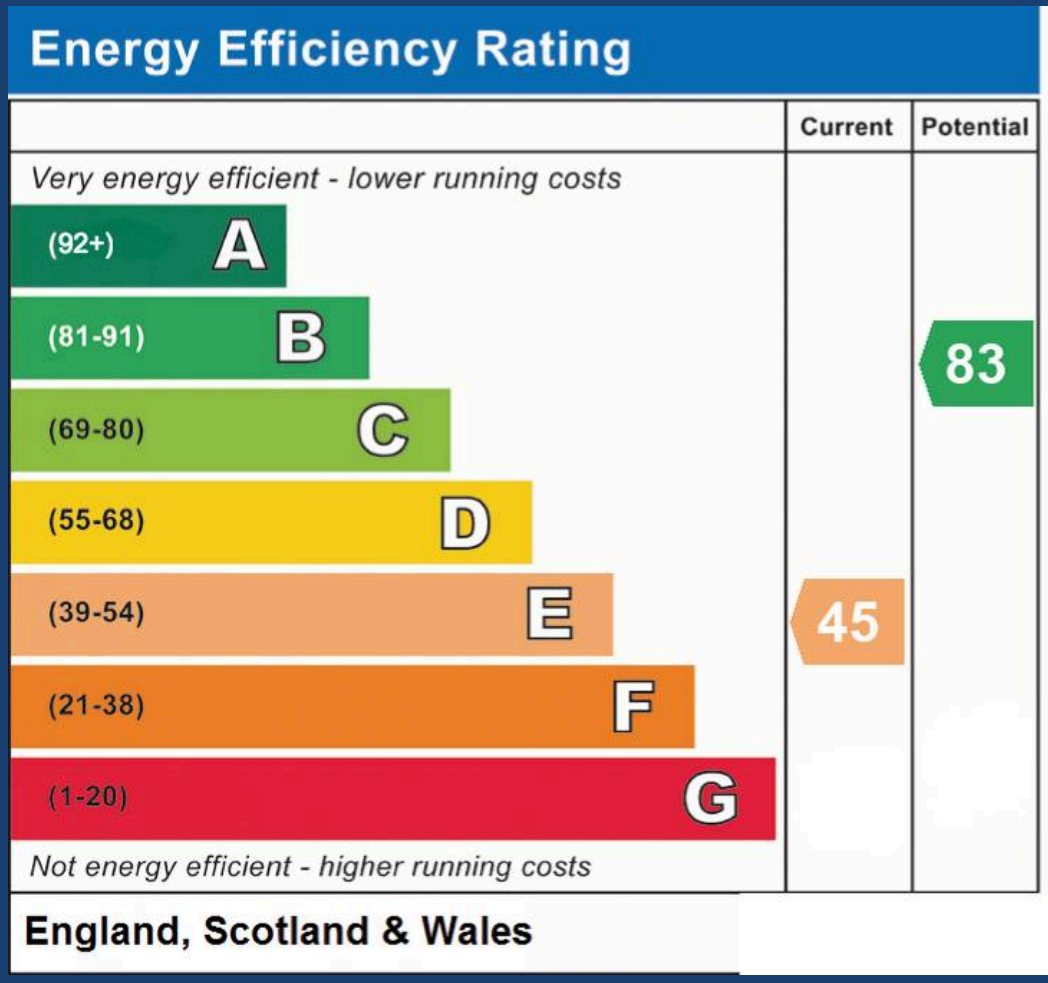


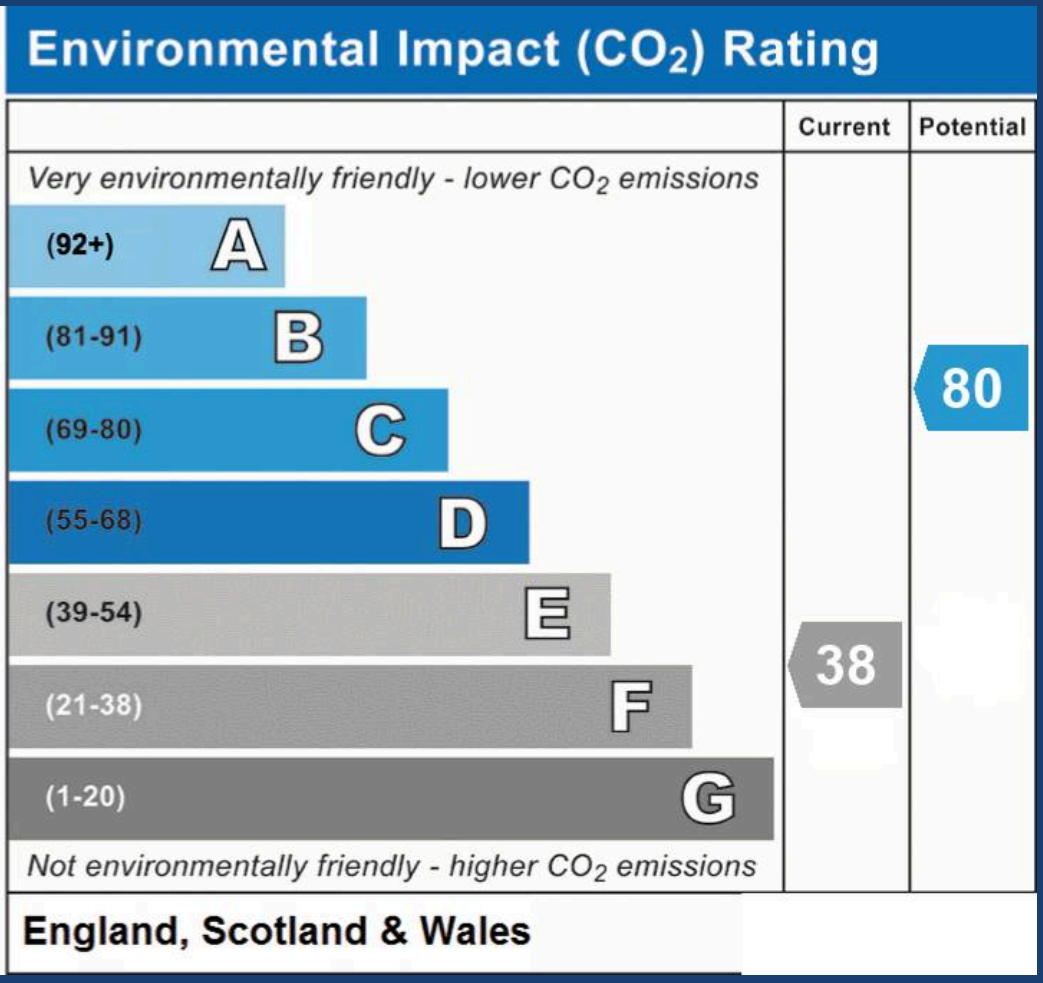
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property consultants

TOTAL FLOOR AREA : 722 sq.ft. (67.1 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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