



28 Thames Avenue, Guisborough
£339,950



Michael Poole
SALES · LETTINGS · AUCTIONS





28 Thames Avenue

Guisborough

Situated within a highly sought-after residential area of Guisborough, this attractive detached bungalow on Thames Avenue offers spacious and versatile accommodation ideal for a variety of purchasers.

- Detached bungalow in a highly sought-after residential location
- Three generous bedrooms
- Spacious lounge and fitted kitchen
- Separate dining room and dedicated study
- Bright and airy conservatory
- Ground floor bathroom and additional first-floor bathroom
- Excellent off-street parking & Detached garage
- Good-sized, private rear garden
- Flexible and versatile living accommodation
- Conveniently located for Guisborough town centre and local amenities

28 Thames Avenue

Guisborough

OFFERED FOR SALE WITH NO ONWARD CHAIN and situated within a highly sought-after residential area of Guisborough, this attractive detached bungalow on Thames Avenue offers spacious and versatile accommodation, ideal for a variety of purchasers.

The property benefits from excellent off-street parking and a detached garage, while internally offering well-proportioned living space throughout. Accommodation comprises a spacious lounge, fitted kitchen, separate dining room, dedicated study, and a bright conservatory overlooking the rear garden.

There are three generous bedrooms, served by a ground floor bathroom and an additional first-floor bathroom, providing flexibility and convenience for family living or visiting guests.

Externally, the property enjoys a good-sized rear garden which is not overlooked, creating a private and peaceful outdoor space perfect for relaxing or entertaining.

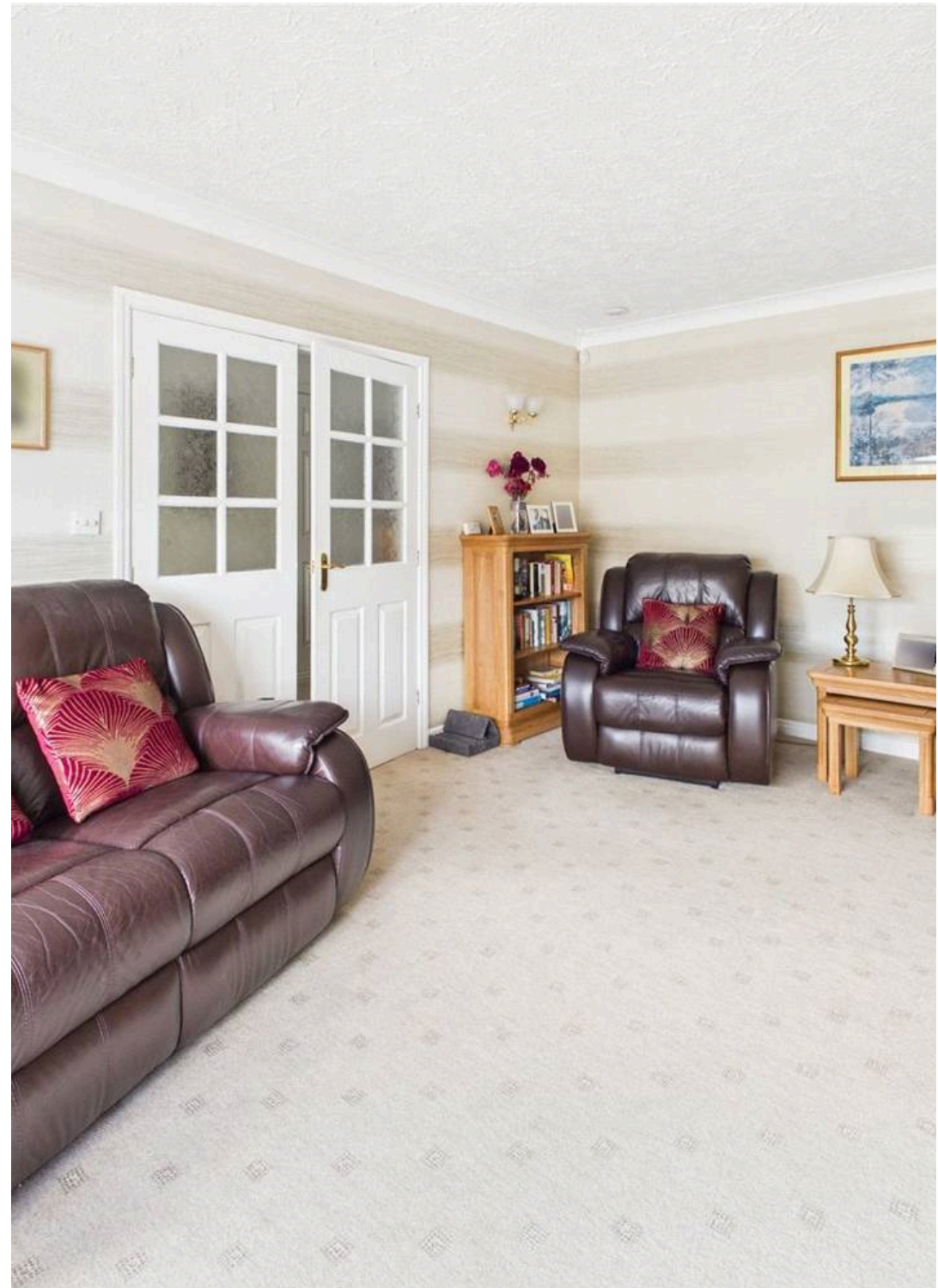
Rarely available in such a desirable location, this substantial detached bungalow combines generous accommodation, excellent parking facilities, and a private garden setting, making it an opportunity not to be missed.

Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D





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.

AGENTS REF:

JS/LS/GBH260180/22062026







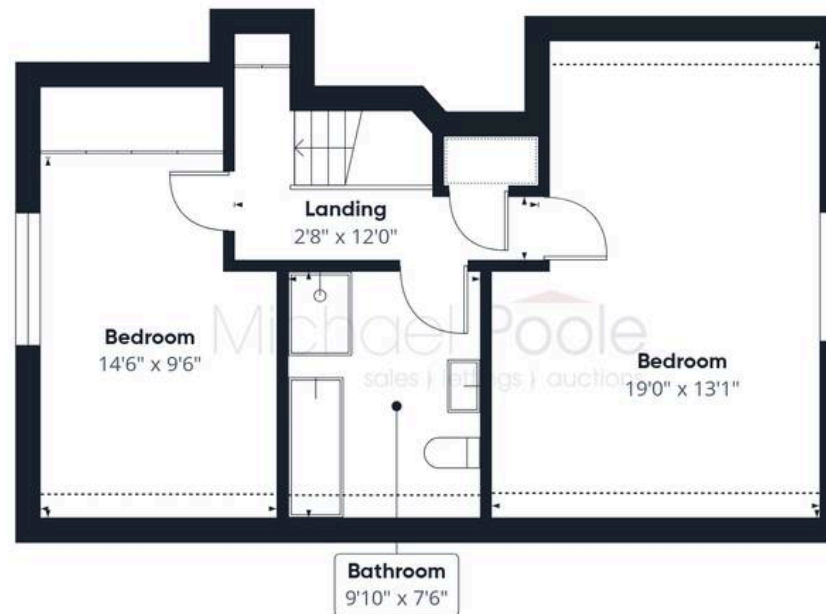








Floor 0 Building 1



Floor 1 Building 1



Floor 0 Building 2

Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B		
(69-80) C		78
(55-68) D	63	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		

England, Scotland & Wales

Environmental Impact (CO₂) Rating

	Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>		
(92+) A		
(81-91) B		
(69-80) C		77
(55-68) D	65	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO₂ emissions</i>		

England, Scotland & Wales

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