



**Talbot Street, Stockton-On-Tees TS20 2AY**

**welcome to**

## **Talbot Street, Stockton-On-Tees**

Three-bedroom end terrace family home in Norton, close to amenities, transport links and North Shore Academy. Features lounge, dining room, kitchen, enclosed gardens, garage and off-street parking. Ideal for families. Early viewing advised.

### **Entrance Hall**

Stairs to first floor, UPVC door to front

### **Lounge**

13' 5" into recess x 11' 10" max ( 4.09m into recess x 3.61m max )

Window to front, radiator

### **Dining Room**

9' 4" x 8' 11" ( 2.84m x 2.72m )

Window to rear, radiator

### **Kitchen**

9' 1" x 9' 3" ( 2.77m x 2.82m )

Window to rear, range of wall and base units, UPVC door to rear, washing machine, fridge freezer

### **Bedroom 1**

11' 9" Max x 11' 6" Max ( 3.58m Max x 3.51m Max )

Window to front, radiator

### **Bedroom 2**

11' 9" into wardrobe x 9' 2" max ( 3.58m into wardrobe x 2.79m max )

Window to rear, radiator

### **Bedroom 3**

8' 5" max x 7' 10" max ( 2.57m max x 2.39m max )

Window to front, radiator, restricted room due to bulkhead above the stairs

### **Bathroom**

Shower cubicle, low level WC, radiator, wash hand basin, window to rear, splash back





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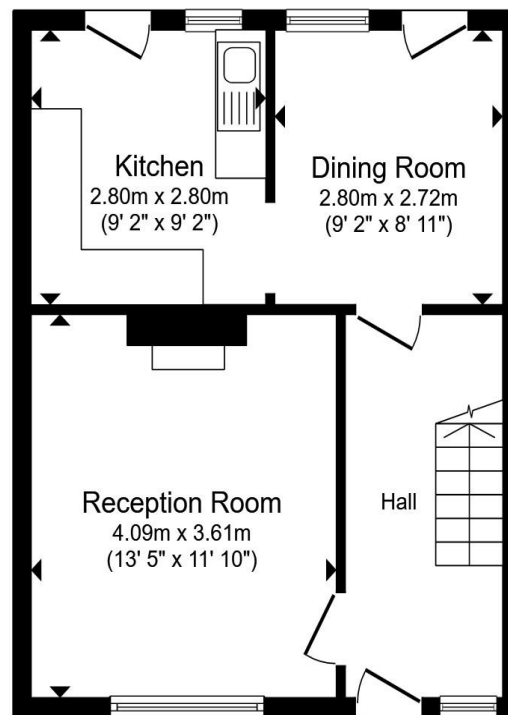
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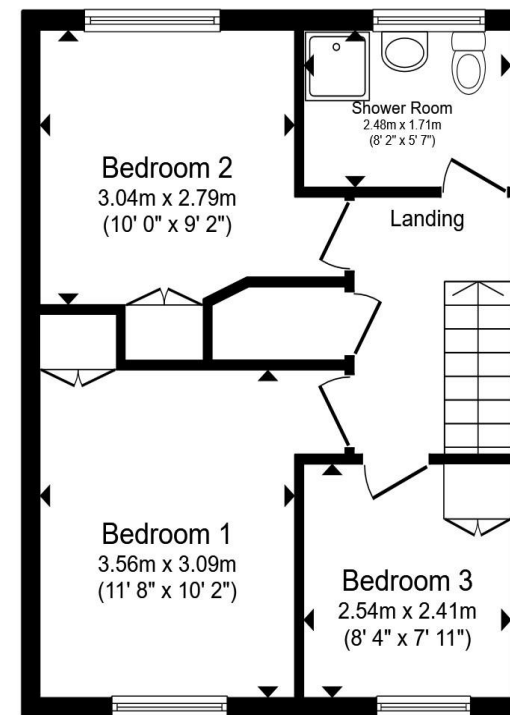
- FRONT AND REAR GARDENS
- OFF-STREET PARKING
- GARAGE
- TWO RECEPTION ROOMS
- THREE BEDROOMS

Tenure: Freehold EPC Rating: D  
Council Tax Band: A

offers over  
**£100,000**



Ground Floor



First Floor

Total floor area 81.4 m<sup>2</sup> (876 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)



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