



Silvermede Road, Wynyard Billingham TS22 5FR

welcome to

Silvermede Road, Wynyard Billingham

Beautifully positioned just off Bloomfield Drive, this stunning, four bedroom, detached family home is offered in as new condition and showcases modern fixtures, fittings and stylish décor throughout.

Overview

Beautifully positioned just off Bloomfield Drive, this stunning, four bedroom, detached family home is offered in as new condition and showcases modern fixtures, fittings and stylish décor throughout. Designed with contemporary family living in mind, it offers spacious, light filled accommodation in a highly desirable setting. Entered via a double glazed door into a welcoming entrance hall, the layout immediately feels warm and inviting. To the front of the property is a cosy lounge, perfect for relaxing evenings, while to the rear the home truly comes into its own with impressive open plan living. The modern fitted kitchen features a comprehensive range of wall and base units, integrated appliances and ample space for a dining table, making it ideal for everyday family life and entertaining alike. This space flows beautifully into the rear family area, where bi-folding doors open out onto the garden, creating a seamless connection between indoor and outdoor living. A complementary utility room provides additional convenience with a personnel door into the garage and access to a contemporary guest WC. Upstairs, there are four generous double bedrooms. The principal bedroom benefits from fitted wardrobes and stylish en suite facilities, while a modern family bathroom serves the remaining three bedrooms. Externally, the property enjoys an open plan frontage with a double width block paved driveway leading to the single garage. Gated access leads to the enclosed rear garden, which has been thoughtfully landscaped to create a wonderful outdoor space. A stunning patio area with a remote controlled canopy provides the perfect setting for al fresco dining and entertaining, complemented by a lawned area and, for those with green fingers, flower beds, a vegetable patch and greenhouse. This is a beautiful family home offering space, style and practicality in equal measure and early enquiries are highly recommended.

Entrance Hall

Double glazed door and window to front, stairs to first floor, radiator, doors to lounge and kitchen/diner/family area.

Lounge

Two double glazed windows to the front with shutter blinds, radiator and TV point

Kitchen / Diner

Modern fitted kitchen with wall and base units and contrasting working surfaces, stainless steel 1 1/2 sink drainer with mixer tap, built in double electric oven and hob, integrated dish washer, space for American style fridge freezer, built in understairs storage cupboard, radiator, tiled floor, double glazed window and door to rear, undercounter lighting, door to utility and open to family area to the rear.

Family area

2 bi-folding doors to rear, TV point, tiled floor, radiator.

Utility Area

Base unit and roll edge worktop with matching up stand, stainless steel sink with mixer tap, plumbing for washing machine, tiled floor, door to cloakroom, personnel door to garage.

Cloakroom

Low level, low flush wc, with wall hung wash hand basin with mixer tap, part panelled walls, tiled floor, spot lights and extractor fan, radiator and double glazed window to the side





First Floor Landing

Double glazed window to front, 2 door storage cupboard housing Baxi combination boiler, loft access, radiator.

Bedroom 1

Double glazed window to front with wooden shutter blinds, fitted wardrobes and radiator

En Suite

Walk in shower, wash hand basin on vanity unit with mixer tap, low level WC, built in storage cupboard, chrome heated towel rail, part tiled walls, tiled floor, spotlights, extractor fan, double glazed window to side.

Bedroom 2

Double glazed window to rear, radiator.

Bedroom 3

Double glazed window to rear, radiator.

Bedroom 4

Double glazed window to front with wooden shutter blinds, radiator.

Bathroom

Panel bath with central mixer tap with hand held shower attachment plus over head shower and glass screen, wash hand basin with mixer tap on vanity unit, low level WC, part tiled walls, tiled floor, chrome heated towel rail, spotlights, extractor fan, double glazed window to side.

Externally

Front

Open plan frontage with a double width block paved driveway.

Rear Garden

Enclosed, laid to a mixture of lawn, patio with a remote control canopy over, stone chips, vegetable patch, planted borders, greenhouse.

Garage

Up and over door to front, personnel door to rear, power and lighting.

Agents Note

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.



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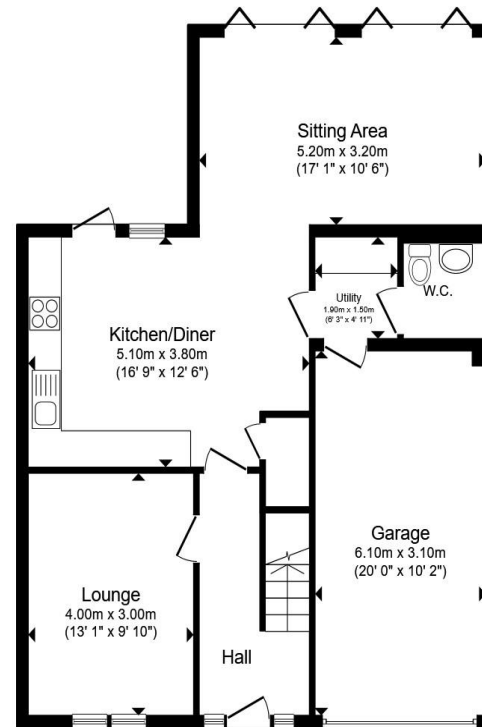
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- DRIVEWAY
- GARAGE
- CLOAKROOM
- UTILITY AREA
- REMOTE CONTROL CANOPY IN REAR GARDEN

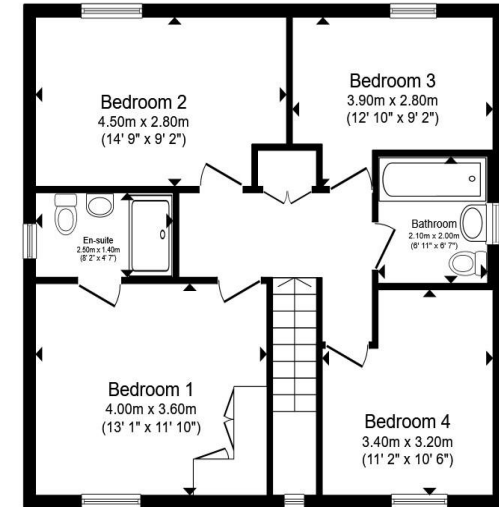
Tenure: Freehold EPC Rating: B

Council Tax Band: F

£335,000



Ground Floor



First Floor

Total floor area 148.1 m² (1,594 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

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Property Ref:

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