



**Seabreeze Park Queen Street, Seaton Carew Hartlepool TS25
1AJ**

welcome to

Seabreeze Park Queen Street, Seaton Carew Hartlepool

This modern two-bedroom park home is situated on a quiet residential development for the over-50s, offering a welcoming community and a relaxed, low-maintenance lifestyle ideal for those looking to enjoy retirement.

Kitchen/Living/Dining

French doors to side, wall and base units with contrasting working surfaces, stainless steel sink and drainer unit with mixer tap, integrated dishwasher, washing machine, fridge/freezer, microwave, oven, grill, hob and hood, spotlights.

property purchase does not go ahead.

Inner Hallway

Radiator.

Bedroom 1

Window to front, fitted wardrobes and furniture, radiator.

En-Suite

Low level low flush WC, window to side, corner wash hand basin, radiator.

Bedroom 2

Fitted furniture, window to rear, radiator.

Bathroom

Shower cubicle, window to front, radiator, extractor, pedestal wash hand basin, low level low flush WC.

Rear Garden

Patio area.

Parking

Driveway.

Agents Notes

Please note that an AML fee is chargeable once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. 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





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welcome to

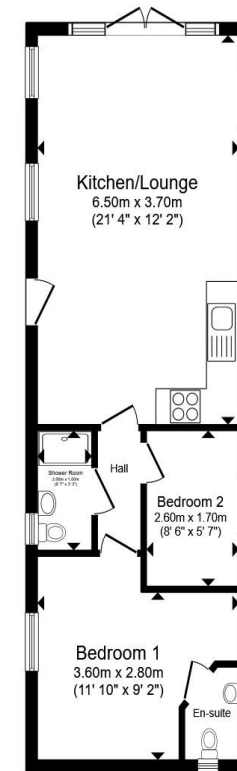
Seabreeze Park Queen Street, Seaton Carew Hartlepool

- OVER 50'S DEVELOPMENT
- DRIVEWAY
- OPEN PLAN LOUNGE, DINING & KITCHEN
- CLOSE TO LOCAL AMENITIES
- LOW MAINTENANCE OUTSIDE SPACE

Tenure: EPC Rating: Exempt
Council Tax Band: A

We are currently awaiting Tenure details. For further information please contact the branch. Please note additional fees could be incurred for items such as leasehold packs.

£99,950



Total floor area 44.8 m² (482 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:
HAR120968 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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