



Lansdowne Road, Yarm, TS15 9NX

AVAILABLE FOR SALE WITH NO ONWARD CHAIN! Located on the popular Lansdowne Road in Yarm and occupying a generous plot of approximately 0.16 acres, this three bedroom detached bungalow enjoys a position that is just a short walk from Yarm's vibrant high street, well regarded schools, and excellent transport connections, including Yarm Station.

The property offers spacious, well presented accommodation throughout. A bright, welcoming living room with a fireplace sets the tone, leading through to an open plan kitchen/dining room with integrated appliances. A light filled conservatory provides an additional area with views over the rear garden. The master bedroom includes its own en-suite, while the two further bedrooms share the family bathroom.

Outside, the home benefits from a large block paved driveway, a double garage, and beautiful front and rear gardens. The fully enclosed, private rear garden creates a perfect setting for outdoor enjoyment.

This is a wonderful opportunity to call this delightful property your own. Contact us now to book a viewing.

£400,000



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PORCH

HALL

LOUNGE

20' x 12'7" (6.10m x 3.84m)

KITCHEN/DINING ROOM

25'2" x 10'2" (7.67m x 3.10m)

CONSERVATORY

12'2" x 8'11" (3.71m x 2.72m)

BEDROOM ONE

13'6" x 11'4" (4.11m x 3.45m)

ENSUITE

8'5" x 2'5" (2.57m x 0.74m)

BEDROOM TWO

13'6" x 9'4" (4.11m x 2.84m)

BEDROOM THREE

10'1" x 7'7" (3.07m x 2.31m)

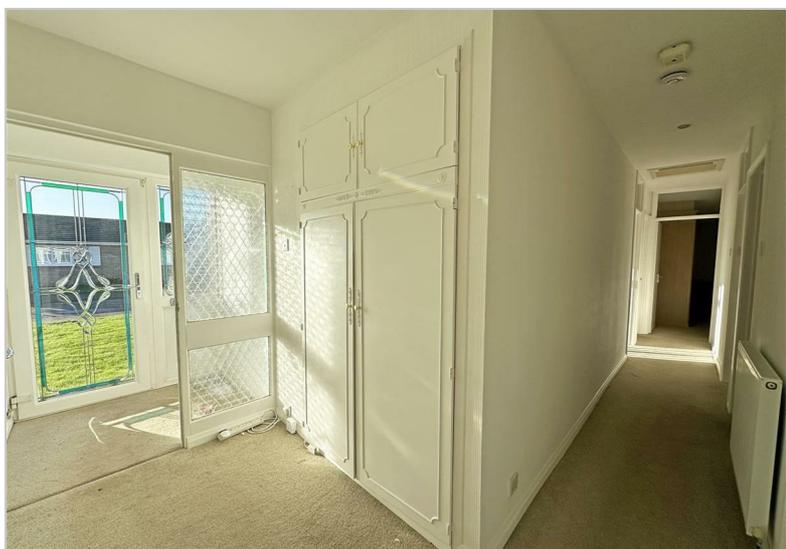
BATHROOM

10'2" x 8'8" (3.10m x 2.64m)

AML PROCEDURE

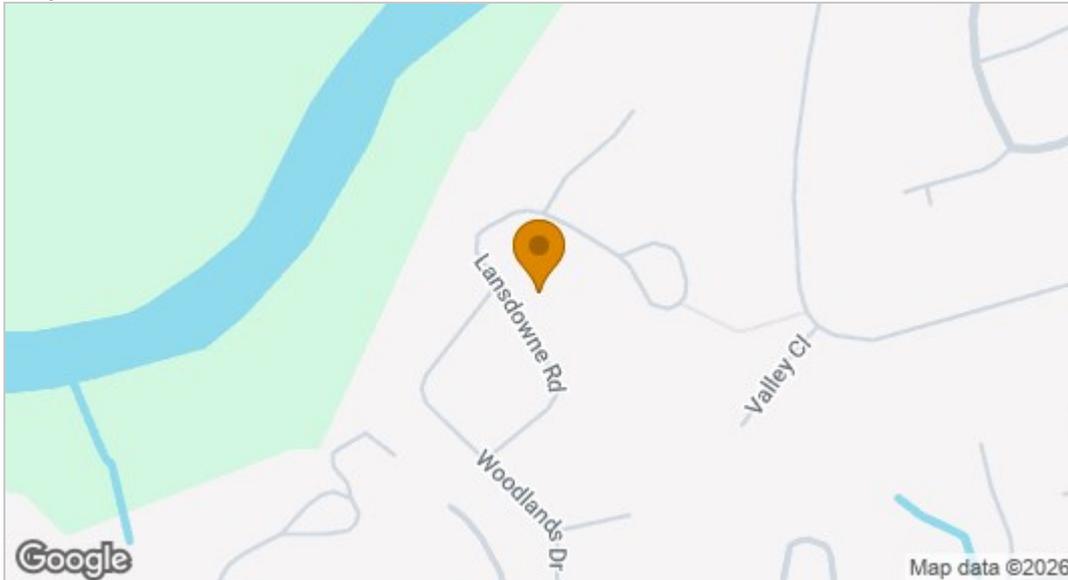
To comply with anti-money laundering regulations (AML) all estate agents must be registered with HMRC. Gowland White complies with this legislation by using an online AML risk assessment company, approved by the UK Government. Please note that all buyers are charged a fee of £36.00 (inc. VAT), for each buyer, to cover this process. These fees are payable before we can progress an agreed sale.



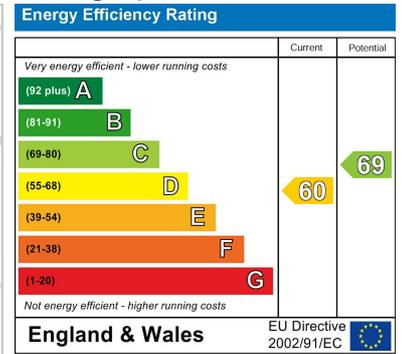




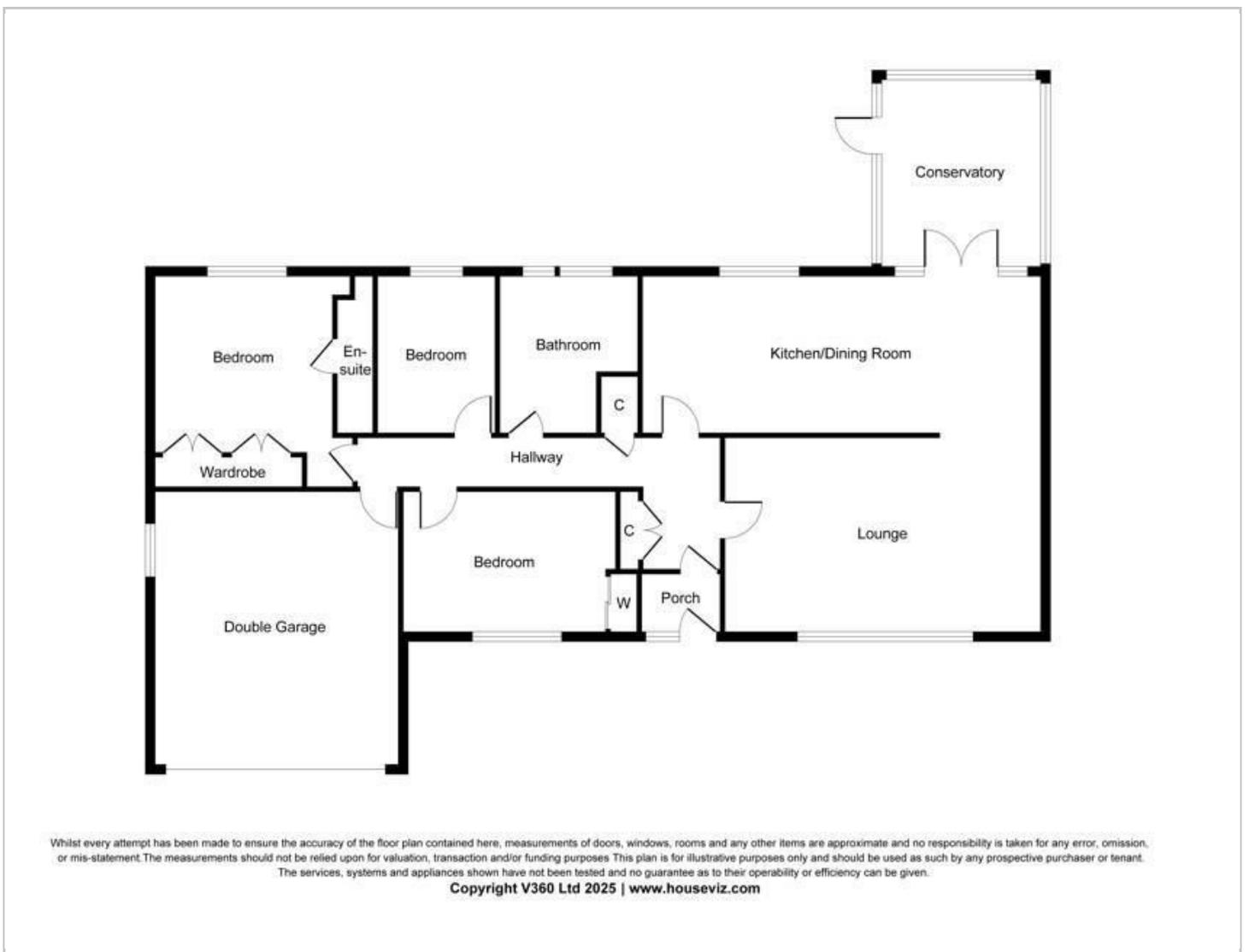
Map



EPC graph



Floor Plan



VIEWING

Please contact us on 01642 248248 if you wish to arrange a viewing or would like more information.

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