



## Burnmoor Drive, Eaglescliffe, TS16 0HZ

Offered with NO CHAIN and located in a cul-de-sac position in the popular Orchard area of Eaglescliffe, this three bedroom family home enjoys a SOUTHERLY FACING garden and ample off-road parking.

Enter via the porch extension into a welcoming hallway that leads to a spacious lounge and a kitchen/dining room, perfect for family meals.

Upstairs, there are three good sized bedrooms and a family bathroom with a shower over the bath. The property also benefits from a part boarded loft, offering extra storage.

Externally, the front of the property features a neat low maintenance garden, a long driveway and additional off-road parking. The low maintenance paved patio garden and decking at the rear, softened with established borders and a fish pond, enjoys a sunny aspect. There is also a garden shed for extra storage. The rear garden is neat and well screened, offering a good level of privacy. The Tees Valley Line railway runs past the rear of the site, adding some certainty that no rear development will take place.

Situated in a convenient location within easy reach of Yarm High Street and its excellent range of shops, cafes, and restaurants, the property is also well positioned for easy access to Orchard Shops, Tesco Supermarket, and local bus routes. Allens West Train Station and the A66 are close by, providing good transport links to various locations around the North-East.

Offers Over £150,000





**Burnmoor Drive, Eaglescliffe, TS16 0HZ**

**PORCH**

**HALL**

**LOUNGE**

15'7 x 11'6 (4.75m x 3.51m)

**KITCHEN/DINING ROOM**

14'4 x 8'2 (4.37m x 2.49m)

**LANDING**

**BEDROOM ONE**

10'0 x 8'3 (3.05m x 2.51m)

**BEDROOM TWO**

9'10 x 8'3 (3.00m x 2.51m)

**BEDROOM THREE**

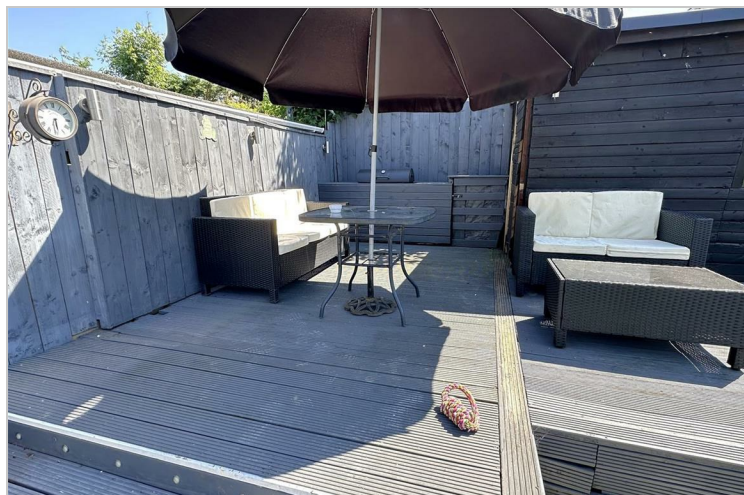
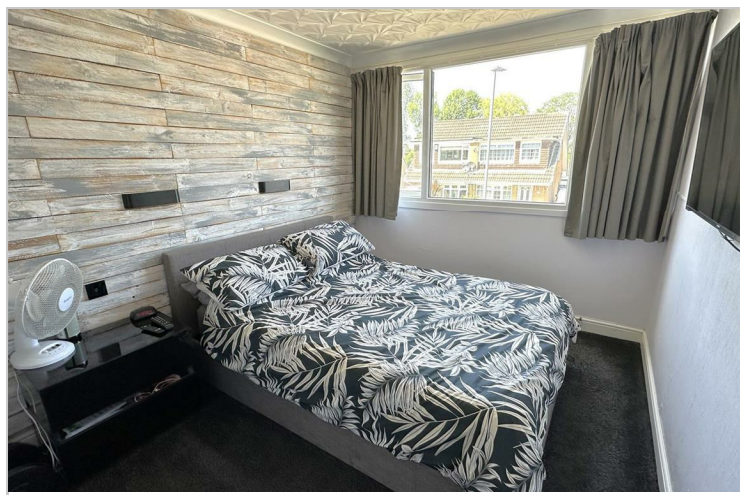
7'0 x 5'9 (2.13m x 1.75m)

**BATHROOM**

5'9 x 6'0 (1.75m x 1.83m)





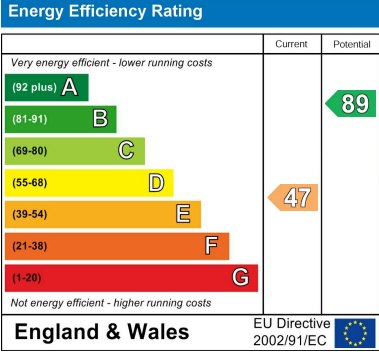




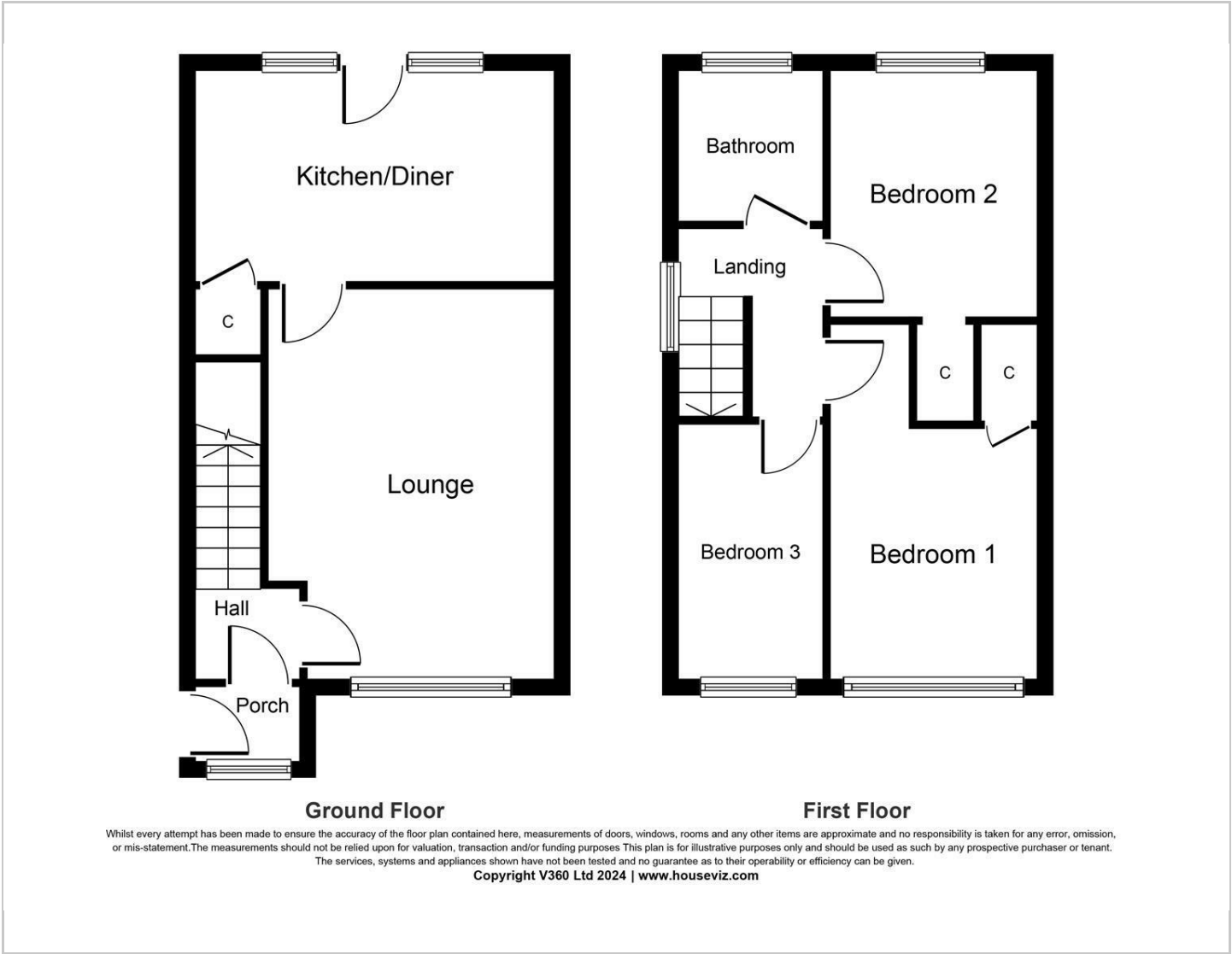
Map



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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