



## Radstock Avenue, Roseworth, Stockton-On-Tees, TS19 9EB

This well presented three bedroom semi-detached home with a garage and driveway in Roseworth is offered for sale with NO ONWARD CHAIN.

The interior features a hallway leading to a spacious lounge with a large bay window, seamlessly flowing into the dining room. The extended kitchen/breakfast room is fitted with modern style units, providing a practical and stylish space. Upstairs, three well proportioned bedrooms are accompanied by a family bathroom with a shower over the bath.

New carpets downstairs, gas central heating, and uPVC double glazing add to the comfort and efficiency of the home.

Outside, the front garden is lawned, with a driveway offering off-road parking and access to a large garage. The generous rear garden includes a patio area and backs onto a green belt, ensuring a good level of privacy.

With local shops, schools, and essential amenities nearby, as well as easy access to the University of North Tees Hospital, this property is an excellent choice for first time buyers and investors alike, appealing particularly to families and healthcare professionals.

Offers Over £110,000





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**HALL**

**LOUNGE**

13'1" x 12' (3.99m x 3.66m)

**DINING ROOM**

10'4" x 9'2" (3.15m x 2.79m)

**KITCHEN**

10'11" x 9'3" < 12'10" (3.33m x 2.82m < 3.91m)

**LANDING**

**BEDROOM ONE**

11'5" x 11'2" (3.48m x 3.40m)

**BEDROOM TWO**

11'2" x 10' (3.40m x 3.05m)

**BEDROOM THREE**

8'6" x 8'2" (2.59m x 2.49m)

**BATHROOM**

8'1" x 7'11" (2.46m x 2.41m)

**GARAGE**

15'10" x 11'7" (4.83m x 3.53m)

**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.

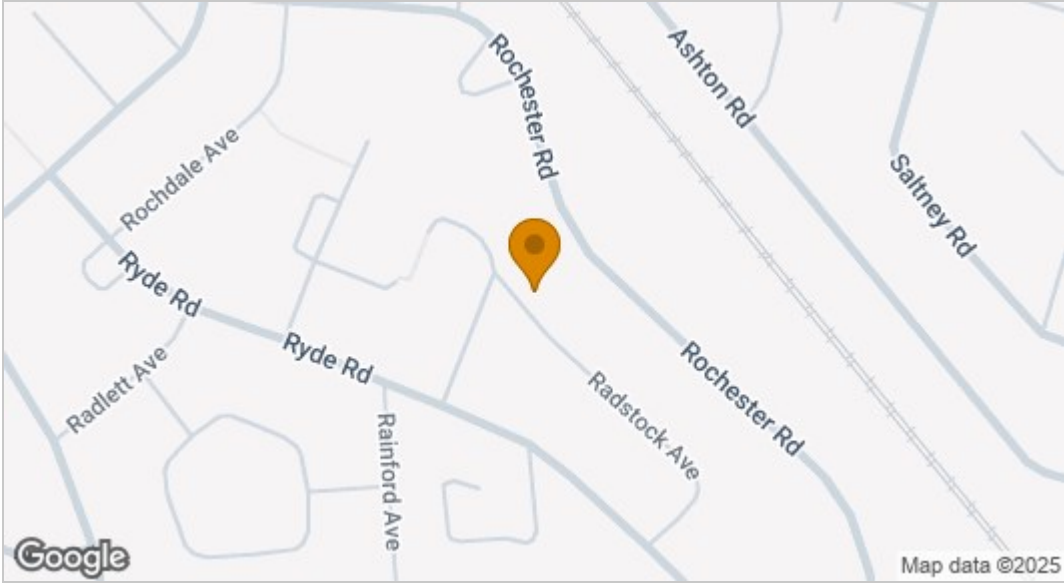


Tel: 01642 615657

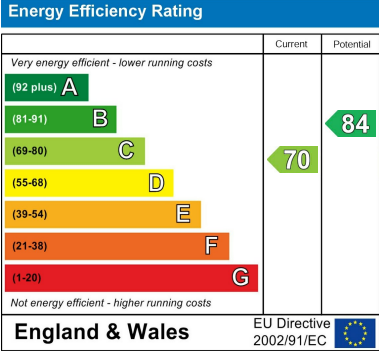




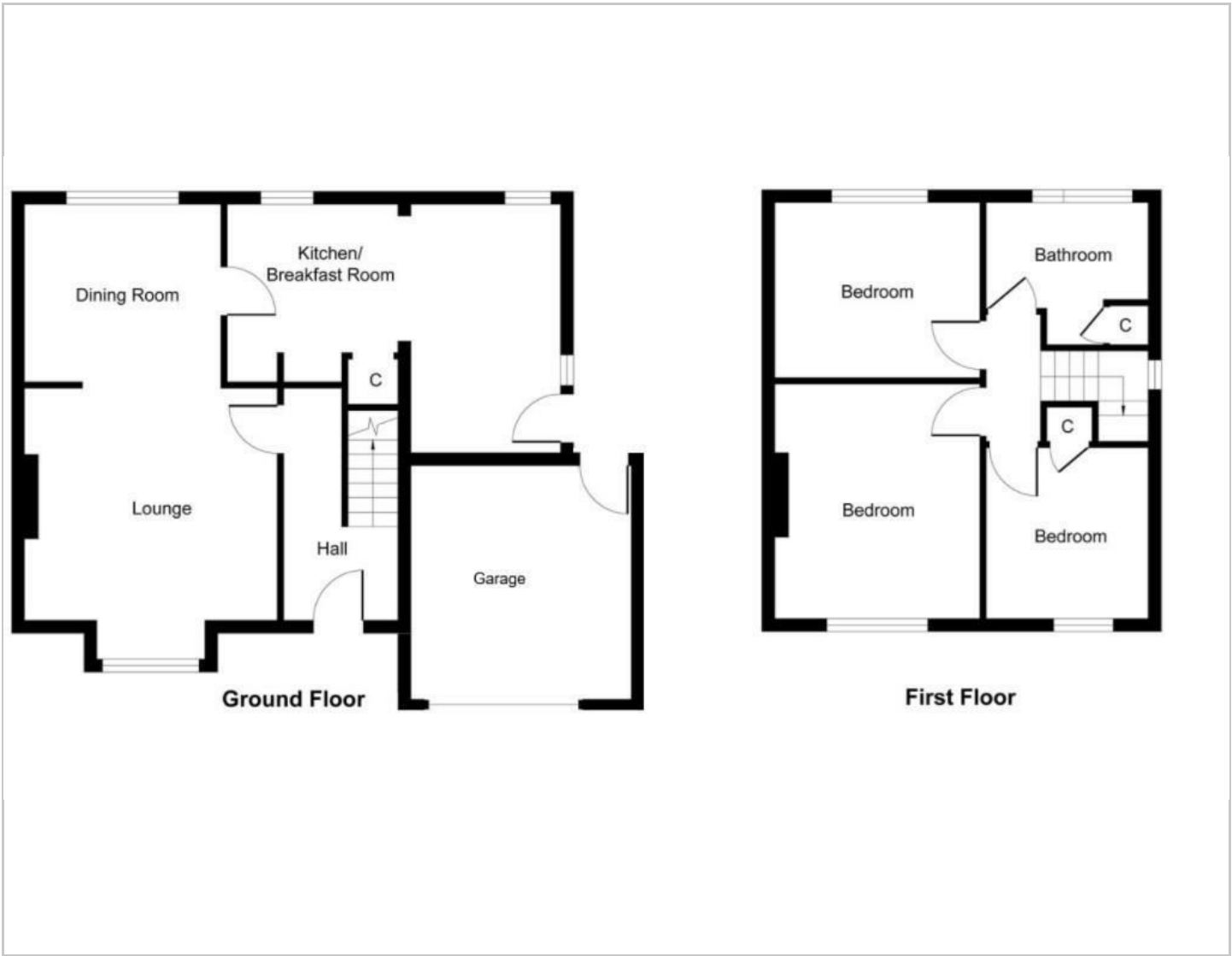
Map



EPC graph



Floor Plan



VIEWING

Please contact us on 01642 615657 if you wish to arrange a viewing or would like more information.

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