



Inglebys

Estate Agents



57 Upleatham Street

Saltburn-By-The-Sea, TS12 1LR

£325,000



Ideally located at Upleatham Street, Saltburn-By-The-Sea, this delightful house presents an excellent opportunity for those seeking a spacious family home close to the centre of Saltburn and all of its amenities.

With four well-proportioned bedrooms, two spacious reception rooms, a good sized rear garden and a garage.

Saltburn-By-The-Sea is renowned for its stunning coastline and vibrant community, offering a blend of seaside charm and modern amenities. Residents can enjoy leisurely strolls along the beach, explore local shops, and partake in various recreational activities that the area has to offer.



Tenure: Freehold
 Council Tax Band: C
 EPC Rating: TBC

Entrance Hallway

Entrance door and glazed window to the front.
 Two storage cupboards.

Ground Floor WC 9'4" x 5'2" (2.87 x 1.58)

Low level WC.
 Pedestal wash hand basin.

Kitchen 12'1" x 9'4" (3.69 x 2.87)

Two double glazed windows.
 A range of fitted wall and base units with wooden roll top work surfaces.
 Stainless steel sink with mixer taps.
 Plumbing for a washing machine.
 Multi-fuel range style cooker with a high level grill.
 Door opening to the rear garden.

Dining Room 15'5" x 9'10" (4.72 x 3.01)

Double glazed, French doors opening to the rear garden.
 Stair-case rising to the first floor.

Living Room 23'6" x 14'2" (7.17 x 4.34)

Large windows to the side and rear aspects, allowing in plenty of natural light.
 Open fireplace.

First Floor Landing

Bedroom 12'3" x 10'11" (3.75 x 3.35)

Double glazed window.
 Built in wardrobes.

Bedroom 14'6" x 11'6" (4.42 x 3.51)

Two double glazed windows.
 Built in wardrobes.

Family Bathroom 6'7" x 6'5" (2.01 x 1.98)

Double glazed, frosted window to the side aspect.
 A three piece bathroom suite comprising of a low level WC, pedestal wash hand basin and a panelled bath with shower over.
 Glass shower screen.
 Fully tiled walls.

Bedroom 8'10" x 7'8" (2.70 x 2.35)

Double glazed window.

Garage

Brick built with power and light.
 Up and over door.
 Side courtesy door.

Rear Garden

The garden to the rear is private and spacious, mostly paved with a selection of mature shrubs and plants.
 Wood built storage shed.

Disclaimer

Please note that all measurements contained in these particulars are for guidance purposes only and should not be relied upon for ordering carpets, furniture, etc. Anyone requiring more accurate measurements may do so by arrangement with our office.

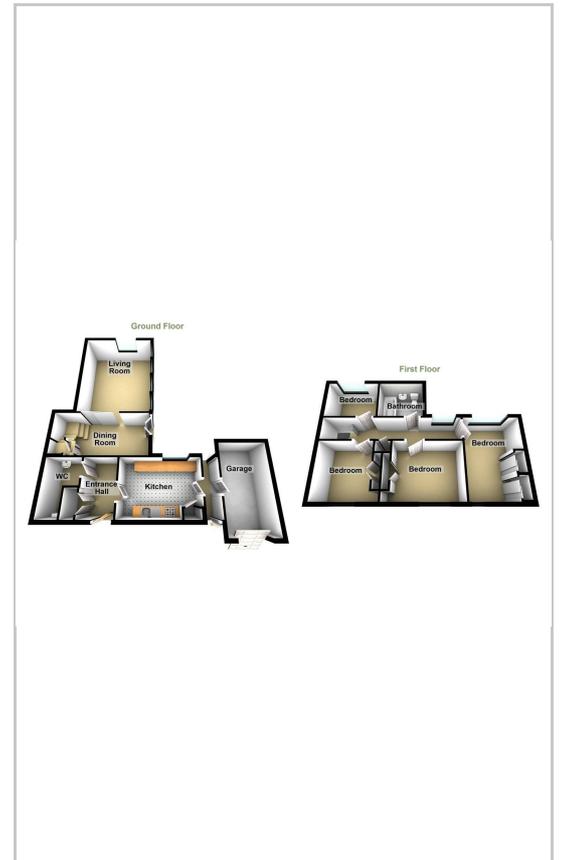
Our description of any appliances and / or services (including any central heating system, alarm systems, etc.) should not be taken as any guarantee that these are in working order. The buyer is therefore advised to obtain verification from their solicitor, surveyor or other qualified persons to check the appliances / services before entering into any commitment.

The tenure details and information supplied within the marketing descriptions above are supplied to us by the vendors. This information should not be relied upon for legal purposes and should be verified by a competent / qualified person prior to entering into any commitment.

Area Map



Floor Plans



Energy Efficiency Graph

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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