



77 Southwood

Coulby Newham, Middlesbrough, TS8 0UF

£190,000



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ENTRANCE

2'11" x 3'2" (0.89m x 0.97m)

Step through the front entrance, where a UPVC double glazed door welcomes you into a cozy entryway. This small passageway leads you directly into the heart of the home—the main reception room.

RECEPTION ROOM

14'3" x 9'11" (4.34m x 3.02m)

Flooded with natural light, the reception room offers ample space for a comfortable two-piece suite along with extra storage options. A large UPVC double glazed window frames the view outside, while a radiator ensures the room stays warm and inviting. From here, you can easily move into the dining area or head upstairs to the first floor.

DINING ROOM

7'11" x 8'3" (2.41m x 2.51m)

Step through from the reception room into the dining area, where there's plenty of space for a full-size table—perfect for family meals or entertaining friends. A radiator keeps the room cozy year-round, while the large sliding patio doors open directly onto the rear garden, letting in soft natural light and offering an easy flow to the outdoors. From here, you'll also find convenient access to the kitchen, making serving and clean-up a breeze.

KITCHEN

7'9" x 9'3" (2.36m x 2.82m)

The kitchen features a generous selection of wooden cabinets, including wall-mounted cupboards, deep base units, and spacious drawers, all topped with pale, inviting countertops. There's ample room for your choice of free-standing appliances, making the

space both practical and adaptable. Natural light pours in through a UPVC double-glazed window, while a matching door opens onto the side of the property, creating a bright and airy atmosphere. The walls are partially tiled, adding a clean, polished touch and making maintenance a breeze.

LANDING

8'5" x 2'4" (2.57m x 0.71m)

The landing is illuminated by natural light streaming through a UPVC double glazed window set into the side wall, creating a bright and welcoming space. From here, you can access all three of the property's bedrooms as well as the family bathroom.

BEDROOM ONE

11'9" x 9'6" (3.58m x 2.90m)

The primary bedroom faces the front of the house, offering plenty of room for a double bed as well as larger storage pieces. Sunlight pours in through the UPVC double glazed window, giving the space a bright, airy feel. Built-in sliding wardrobes provide ample storage while keeping the room feeling uncluttered, and a radiator ensures year-round comfort.

BEDROOM TWO

8'10" x 9'8" (2.69m x 2.95m)

The second bedroom sits at the back of the house, offering a quiet retreat away from the main living areas. There's plenty of room for a double bed, along with larger wardrobes or storage units for all your belongings. A wide UPVC double glazed window lets in natural light while keeping the space cozy, and the soft carpeting underfoot adds a warm, comfortable touch. The room is also fitted with a radiator to keep things toasty even on chilly mornings.

Tel: 01642 462153

BEDROOM THREE

8'3" x 8'4" (2.51m x 2.54m)

The third bedroom sits at the front of the house, where sunlight filters in through a large UPVC double-glazed window. There's ample room for a single bed, along with generous space for larger wardrobes or storage units. The room is finished with soft carpeting underfoot and kept comfortable year-round by a modern radiator.

FAMILY BATHROOM

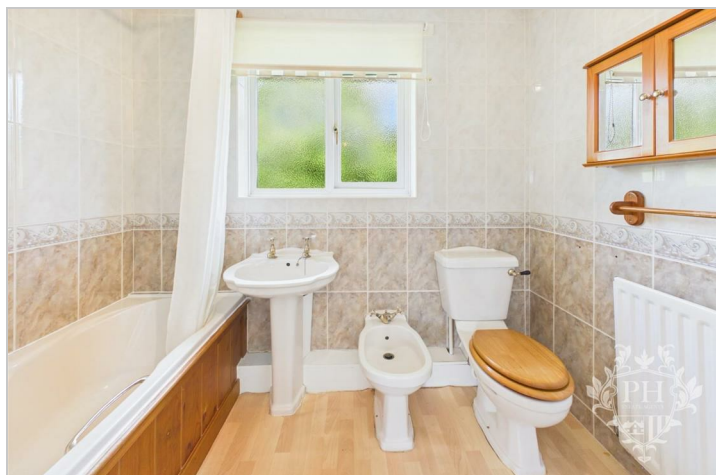
5'7" x 8'2" (1.70m x 2.49m)

The family bathroom, while ready for a modern refresh, is generously sized and features a classic four-piece suite. There's a paneled bathtub with convenient shower attachments—perfect for both quick rinses and long soaks—alongside a spacious hand basin, a low-level toilet, and a bidet for added comfort. Natural light filters in softly through a frosted UPVC double-glazed window, ensuring privacy while brightening the space. The walls are finished with a full tile surround, giving the room an easy-to-clean, polished look.

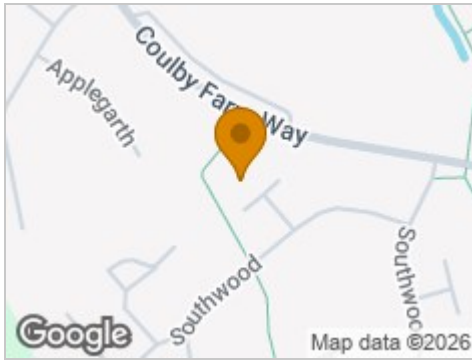
EXTERNAL

Tucked away on a peaceful residential cul-de-sac,

this property welcomes you with a neatly manicured front lawn and its own private driveway, leading to an attached garage—perfect for convenient parking and extra storage. Step out back and you'll find a beautifully maintained rear garden, ideal for relaxing or enjoying time outdoors. The home is just a short drive from local schools, making morning routines easy, and is close to Coulby Newham Parkway Shopping Centre, so you're never far from shops, cafes, and everyday essentials.



Road Map



Hybrid Map



Terrain Map



Floor Plan



Viewing

Please contact our Middlesbrough Office on 01642 462153 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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