PH ESTATE AGENTS



5 Rydal Street

, Hartlepool, TS26 9BA

£40,000

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ENTRANCE

3'4" x 2'11" (1.02m x 0.89m)

Stepping through the white wooden entrance door, you are welcomed into a spacious entrance hallway, offering ample room for coats, shoes and other outdoor essentials. The hallway then leads through to the reception room, providing a welcoming living space within the home.

RECEPTION ROOM

13'3" x 12'4" (4.04m x 3.76m)

Leading through from the entrance hallway, you are welcomed into the reception room, featuring neutral cream walls that create a light and inviting atmosphere. The room benefits from a feature fireplace, adding character and charm, alongside a radiator providing warmth throughout the space. A UPVC double-glazed window is positioned above the radiator, allowing plenty of natural light to flow into the room and creating a bright and comfortable living environment.

KITCHEN

16'11" x 6'1" (5.16m x 1.85m)

Leading through from the reception room, you are welcomed into the kitchen, which offers ample storage options and a practical layout. The kitchen benefits from a built-in oven, hob and extractor fan, with additional space for a washing machine and fridge freezer, allowing for convenient access and everyday functionality.

The room is finished with attractive laminate flooring and further benefits from a UPVC double-glazed window, allowing natural light to brighten the space while preparing meals.

REAR ENTRANCE

3'0" x 2'9" (0.91m x 0.84m)

Leading through from the kitchen, you will find access to the family bathroom, along with a small rear hallway which provides access to the rear yard. The rear yard is accessed via a secure white wooden door, offering an additional level of privacy and security while providing convenient outdoor access.

FAMILY BATHROOM

9'5" x 6'7" (2.87m x 2.01m)

The family bathroom is finished with stylish black and white tiling, creating a clean and modern feel throughout. The room comprises a bathtub with an overhead shower, providing flexibility for everyday use, alongside a wash basin and WC. A frosted UPVC double-glazed window allows natural light to enter the room while maintaining privacy and security.

LANDING

2'9" x 6'3" (0.84m x 1.91m)

Positioned between the reception room and kitchen, you will find the staircase leading to the first-floor landing. The stairs are fitted with carpet, creating a warm and cosy feel underfoot, while the cream-painted walls provide a neutral finish.

A secure handrail runs alongside the staircase, offering additional support and safety when accessing the first floor.

Arriving at the first-floor landing, you are welcomed by access to both bedrooms. The landing benefits from a radiator, providing warmth throughout the upper floor, while a UPVC double-glazed window allows natural light to flow into the space, creating a bright and welcoming atmosphere.

BEDROOM ONE

9'0" x 12'4" (2.74m x 3.76m)

Entering the first bedroom, you are welcomed into a well-proportioned space featuring built-in storage cupboards, providing practical storage solutions and helping to keep the room tidy and free from clutter. The room comfortably accommodates a double bed, with additional space for bedroom furniture. Further benefits include a radiator, attractive laminate flooring and neutral décor, creating a light and inviting atmosphere. A large UPVC double-glazed window allows plenty of natural light to flow throughout the room, enhancing the bright and airy feel.

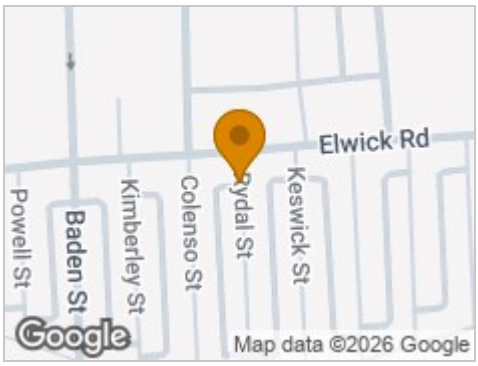
BEDROOM TWO

8'9" x 7'0" (2.67m x 2.13m)

Moving into the second bedroom, you are welcomed by a bright and inviting space, benefiting from plenty of natural light. The room features built-in storage cupboards, offering practical storage solutions while helping to maximise the available floor space. Finished with laminate flooring, the room provides a warm and comfortable feel and offers ample space to accommodate a single bed, making it ideal as a guest bedroom, child's room or home office.



Road Map



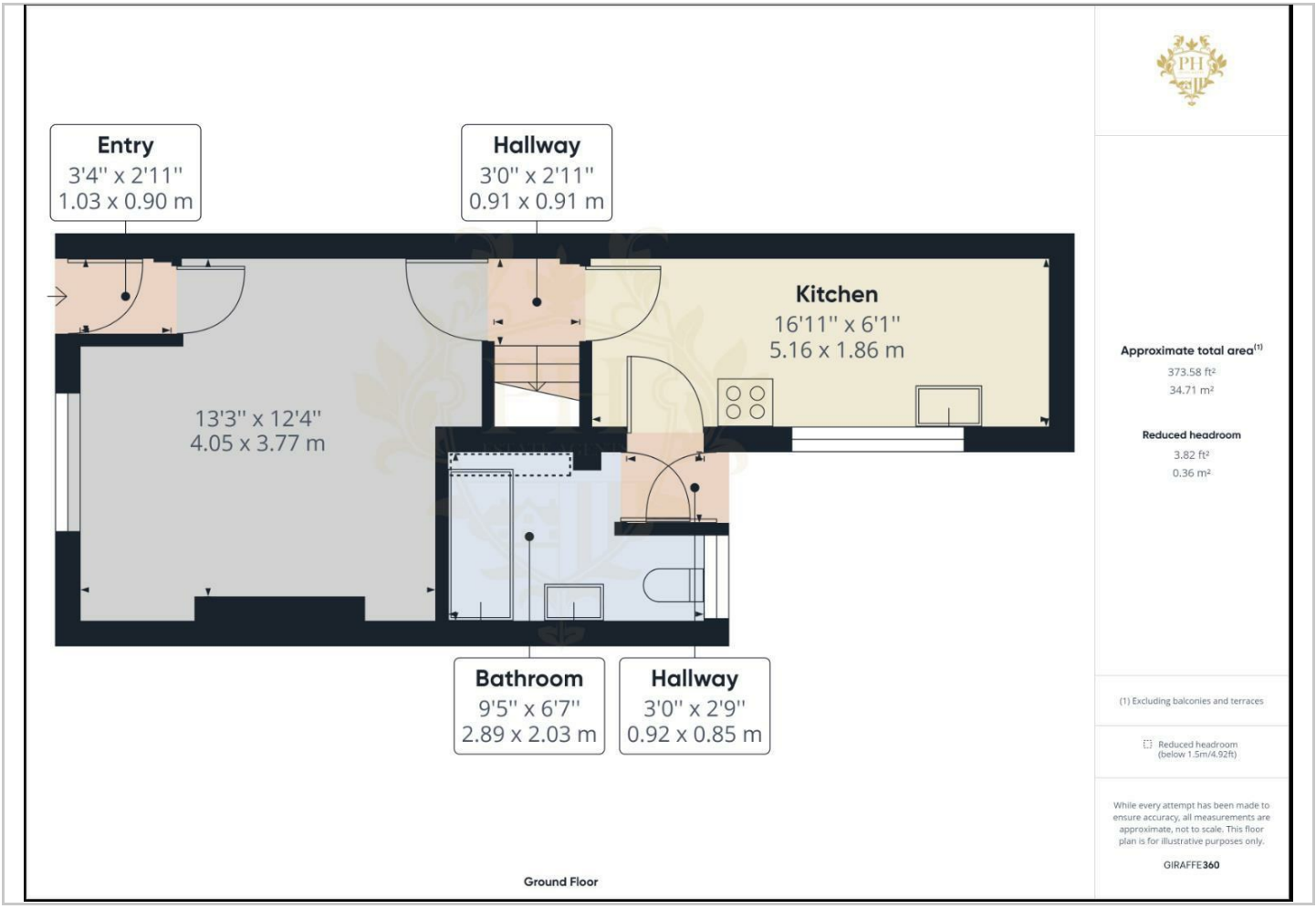
Hybrid Map



Terrain Map



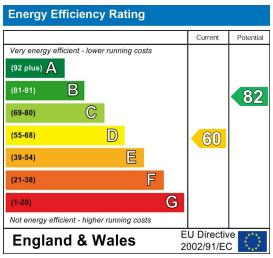
Floor Plan



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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