



### 3 bed semi-detached bungalow to buy in TS20

Mount Grove, Norton , Stockton-on-Tees, Durham, TS20 1JX

**£165,000**

🏠 x3 🚗 x1 🚗 x2

Tenure  
**Freehold**

Driveway & Garage parking

### Property features

- ✓ CUL DE SAC LOCATION
- ✓ NO ONWARD CHAIN
- ✓ TWO RECEPTION ROOMS
- ✓ MODERN KITCHEN
- ✓ EPC Rating F

## Key Information

- ✓ Council Tax: Band B
- ✓ EPC Rating: F
- ✓ Heating supply: Gas

## Description

Positioned at the head of a quiet and highly desirable cul-de-sac, this deceptively spacious semi-detached bungalow presents a superb opportunity for those looking to downsize without compromise, or for buyers seeking a home with flexible, family-friendly accommodation.

Externally, the property immediately impresses with its low-maintenance frontage, featuring a smart resin driveway providing off-street parking, alongside a neat garden area. The driveway extends to the side elevation, leading to a detached garage, offering further practicality and storage.

Stepping inside, you are welcomed by a generous dining hallway, setting the tone for the well-proportioned accommodation throughout, with stairs rising to the first-floor dormer level. The bay-fronted living room is a standout space—spacious, and ideal for both relaxing and entertaining. The ground floor bedroom is equally impressive in size and benefits from fitted sliding wardrobes, providing excellent storage.

The contemporary shower room is stylishly appointed, complete with modern fittings and a chrome towel radiator. The kitchen has been thoughtfully designed with a range of wall, base, and drawer units, complemented by ample work surfaces. Integrated appliances include a dishwasher, alongside a hob with extractor over, eye-level oven, and microwave, while a wall-mounted combination boiler is neatly housed within the units.

To the rear, a conservatory offers an additional reception space, enjoying pleasant garden views and French doors opening out onto the south-facing rear garden—perfect for enjoying the warmer months.

The first floor reveals two versatile dormer rooms, both benefiting from useful eaves storage. The rear room includes fitted units with a wash hand basin, while the front room offers fitted wardrobes, making these spaces adaptable for bedrooms, hobbies, or home working.

Externally, the rear garden is a real highlight—south-facing and designed for ease of maintenance, with resin patio areas and raised beds creating an attractive and usable outdoor space. There is also direct access to the garage.

While the property would benefit from some general updating, it offers enormous potential to create a truly special home tailored to your own taste and requirements.

Early viewing is highly recommended—contact our Norton team today to arrange your appointment.

Council Tax Band: B

Tenure: Freehold

Price: £165,000

Property Type: Semi-detached Bungalow

Parking: Driveway & Garage

Heating: Gas

## Accommodation

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### Dining Room

3.76m x 3.10m (12'4" x 10'2")



### Living Room

5.01m x 3.64m (16'5" x 11'11")



### Bedroom 1

3.85m x 3.64m (12'7" x 11'11")



### Bathroom

2.09m x 1.72m (6'10" x 5'7")



### Kitchen

4.02m x 3.10m (13'2" x 10'2")



## Conservatory

2.65m x 2.54m (8'8" x 8'4")



## Dormer room 1

4.09m x 3.01m (13'5" x 9'10")



## Dormer room 2

3.60m x 2.60m (11'9" x 8'6")



## Rear garden





**Ground Floor**  
Floor area 77.3 sq.m. (832 sq.ft.)

**First Floor**  
Floor area 33.2 sq.m. (357 sq.ft.)

**Total floor area: 110.5 sq.m. (1,189 sq.ft.)**

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		57
(39-54) <b>E</b>		
(21-38) <b>F</b>	25	
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England, Scotland &amp; Wales</b>		EU Directive 2002/91/EC

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Contact your local branch today for more information on this property:  
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<https://www.gandtproperties.co.uk/>

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