

Kenwood Crescent



£275,000

IH INGLEBY HOMES





This especially generous, 'Miller' built property delivers impressively spacious accommodation over three levels.

Situated within the popular 'Broom Hill' area of Ingleby Barwick, well positioned for 'highly regarded' schooling and fantastic local amenities, whilst enjoying an enclosed rear garden, which boasts a private rear outlook, double-width front drive, and garage.

Internally, the accommodation briefly comprises an entrance hall, cloakroom/WC, bay-fronted lounge, separate rear dining room, and modern fitted kitchen/breakfast room with utility off, to the ground floor. The first floor brings four great bedrooms, one being ensuite, along with the separate family bathroom.

Two further bedrooms are found on the second floor, one being the 'Master' which is large, with fitted sliding robes and 'full-bathroom' ensuite'.

Priced for an early sale, and available with 'No Forward Chain'.



The Layout



Energy Efficiency Rating		Environmental Impact (CO ₂) 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			
	70	74	
England & Wales		England & Wales	
EU Directive 2002/91/EC		EU Directive 2002/91/EC	
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		England & Wales	
EU Directive 2002/91/EC		EU Directive 2002/91/EC	

The Location



Council Tax Band:
Tenure:

E
Freehold



- Large, six-bedroom detached property
- Popular 'Miller' built design
- Spacious accommodation over three levels
- Enclosed rear garden with private outlook
- Separate lounge, dining room and modern kitchen/breakfast room
- Impressive 'Master' suite with fitted robes
- Priced for an early sale



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