

LONGFORD STREET, MIDDLESBROUGH, TS1 4RW



- ▲ Traditional Three Bedroom Property
- ▲ Suitable to Buy-To-Let Investors
- ▲ Recently Rewired
- ▲ Central Heating System with a Combi Boiler
- ▲ Recently Redecorated & New Flooring Installed
- ▲ UPVC Double Glazed Windows & Exterior Doors

£75,000

www.michaelpoole.co.uk

Michael Poole
sales | lettings | auctions



This traditional three bedroom terrace property is ideal for a buy-to-let landlord looking to add to their portfolio. The property has recently been re-decorated and new flooring installed and features UPVC double glazed windows and exterior doors, central heating system with a combi boiler and has been re-wired in recent years.

The property comprises briefly, entrance, lounge, kitchen. On the first floor there are three bedrooms and a bathroom.

GROUND FLOOR

ENTRANCE - 1.12m x 1.17m (3'8" x 3'10")
With UPVC door.

LOUNGE - 4.37m x 4.32m (14'4" x 14'2")
With woodgrain effect laminate flooring and radiator.

KITCHEN - 2.3m x 5.4m (7'7" x 17'9")
Wall, drawer, and floor units with roll edge worktop and stainless steel sink unit with mixer tap.

FIRST FLOOR

BEDROOM ONE - 3.28m x 3.45m (10'9" x 11'4")
With radiator.

BEDROOM TWO - 2.97m x 3.48m (9'9" x 11'5")
With radiator.

BEDROOM THREE - 2.34m x 1.88m (7'8" x 6'2")
With radiator.

BATHROOM - 2.3m x 2.3m (7'7" x 7'7")
With close couple WC, bath with shower extension, pedestal wash hand basin, radiator, and lino flooring.

EXTERNALLY

REAR YARD
To the rear there is a fence enclosed paved yard.

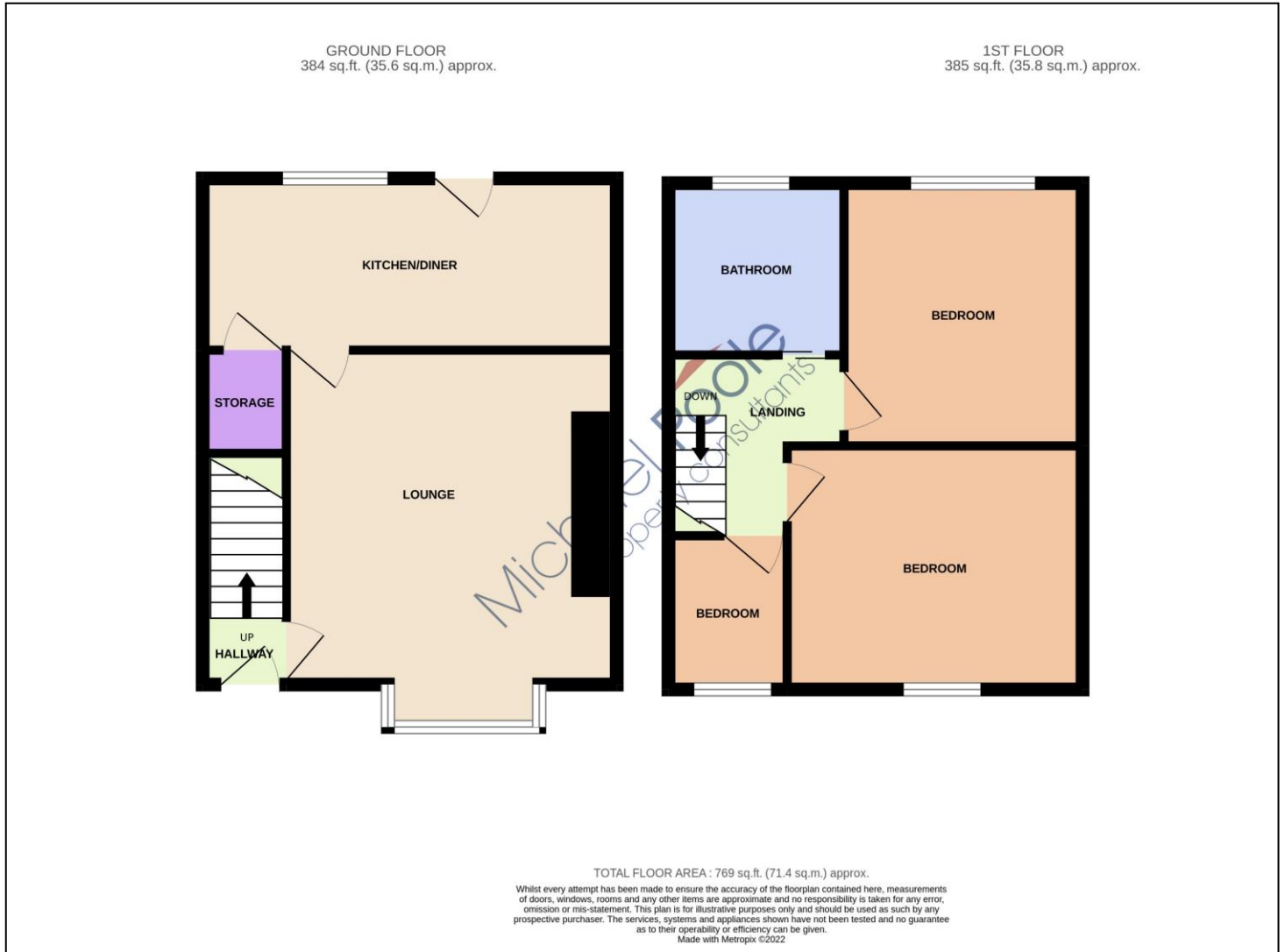
AGENTS REF: - TM/LS/MID200039/02082022

Council Tax Band: A **Tenure:** Freehold

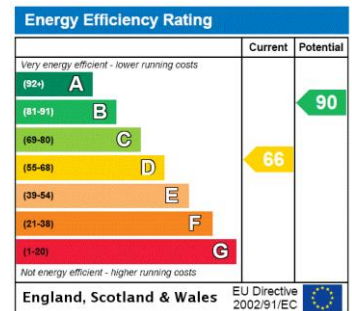
TO VIEW: Tel: 01642 254222
64-66 Borough Road, Middlesbrough, TS1 2JH

www.michaelpoole.co.uk





The information provided about this property does not constitute or form part of an offer or contract, nor may it be regarded as representations. All interested parties must verify accuracy and your solicitor must verify tenure and lease information, fixtures and fittings and, where the property has been recently constructed, extended or converted, that planning/building regulation consents are in place. All dimensions are approximate and quoted for guidance only, as are floor plans which are not to scale and their accuracy cannot be confirmed. Reference to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose. We offer our clients an optional conveyancing service, through panel conveyancing firms, via MWU and we receive on average a referral fee of one hundred and thirty pounds, only on completion of the sale. If you do use this service, the referral fee is included within the amount that you will be quoted by our suppliers. All quotes will also provide details of referral fees payable.



TO VIEW: Contact our Middlesbrough Office on Tel: **01642 254222**
64-66 Borough Road, Middlesbrough, TS1 2JH