

**ROSEBERRY MEWS, GUISBOROUGH ROAD, NUNTHORPE,
MIDDLESBROUGH, TS7 0PP**



- ▲ A Two Bedroom Top Floor Apartment with Lift Access
- ▲ Sought After Location Within the Heart of Nunthorpe
- ▲ Easy Access to Local Amenities & Transport Links
- ▲ Managed Development with Communal Lounge, Laundry Room, Gardens & Guest Suite
- ▲ Security Intercom Entry System
- ▲ Two Spacious Bedrooms, Master with En-Suite Shower Room
- ▲ Integrated Kitchen
- ▲ Open Plan Lounge Diner
- ▲ Modern Bathroom
- ▲ No Forward Chain

£85,000

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A two bedroom top floor retirement apartment located within the heart of Nunthorpe offering easy access to local amenities and transport links. Offered for sale with no forward chain. Features include an intercom entry system, lift access, open plan lounge diner, fitted kitchen with integrated appliances, master bedroom with fitted furniture and en-suite shower room, communal lounge, and gardens.

GROUND FLOOR

COMMUNAL ENTRANCE HALL

With security intercom entry system.

APARTMENT

ENTRANCE HALL

With large storage cupboard.

LOUNGE DINER - 5.6m (max) x 3.33m (18'4" (max) x 10'11")

With Juliet style balcony to the rear elevation.

KITCHEN - 2.34m x 2.2m (7'8" x 7'3")

With a modern range of fitted wall and floor units and integrated appliances.

BATHROOM - 2.62m x 1.52m (8'7" x 5')

With a modern suite comprising P' shaped bath with shower over and screen, low level WC, wash hand basin, storage unit and heated towel rail.

BEDROOM ONE - 5.23m x 2.64m (17'2" x 8'8")

With fitted bedroom furniture including wardrobes, dressing table and drawers.

EN-SUITE SHOWER ROOM

Modern white suite comprising shower cubicle, low level WC, wash hand basin in vanity style unit and part tiled walls.

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BEDROOM TWO - 4.11m x 2.77m (13'6" x 9'1")

EXTERNALLY

Roseberry Mews is a modern development located within the heart of Nunthorpe offering easy access to local shops and transport links. There are communal areas including a lounge, laundry room and gardens. There is also an onsite warden and visitor's suite.

AGENTS NOTE:

The apartment is subject to management charges.

AGENTS REF: - DP/LS/NUN240102/05042024

Council Tax Band: D **Tenure:** Leasehold

TO VIEW: Contact our Nunthorpe office on
Tel: 01642 955625

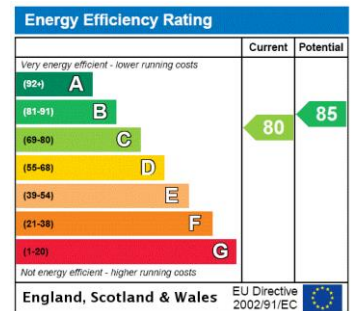


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