

SOUTH LACKENBY, MIDDLESBROUGH, TS6 8DL



- ▲ Terraced Property
- ▲ Two Double Bedrooms
- ▲ Fantastic Property for a First Time Buyer or Buy to Let

- ▲ Spacious Throughout
- ▲ Garage
- ▲ Garden
- ▲ No Chain

£89,950

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Offered for sale with no chain, this Tardis like terraced home is perfect for a first time buyer or as a buy to let. Nicely presented throughout with light and airy rooms. Early viewing is essential to fully appreciate this lovely property.

GROUND FLOOR

LIVING ROOM - 4.06m x 4.1m (13'4" x 13'5")

A light and bright southerly facing room with views over Eston hills, neutral décor, twin storage cupboards and rustic shelving, hardwood door opens onto the front garden and opens through to the kitchen diner.

KITCHEN DINER - 4.01m x 3.12m (13'2" x 10'3")

A country style Howden's fitted kitchen with laminate butcher block worktops, integrated electric oven and gas hob with stainless steel extractor hood, plumbing for washing machine, part tiled walls, feature lighting, wide plank oak laminate flooring, under stairs storage cupboard, UPVC window and oak panelled door to the hall.

HALL - 2.08m x 2.36m (6'10" x 7'9")

Part glazed UPVC door, wide plank oak, laminate flooring, radiator, grey carpeted staircase to the first floor, storage cupboard housing the Worcester combi boiler with filter system, and oak panelled doors to kitchen diner and bathroom.

BATHROOM - 2.08m x 2.08m (6'10" x 6'10")

White suite with over bath thermostatic shower unit, part tiled walls with stainless steel edging, tiled flooring, chrome downlighters, radiator, and UPVC window.

FIRST FLOOR

BEDROOM ONE - 4.1m x 4.14m (13'5" x 13'7")

An excellent characterful bedroom with original cast iron fireplace, neutral decoration including carpet, radiator, access to the boarded loft space via a retractable wooden loft ladder, and UPVC window with open views over Eston Hills.

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BEDROOM TWO - 3.23m x 3.23m (10'7" x 10'7")

A double room with grey carpet, exposed original beams, radiator and UPVC window.

AGENTS REF: - CF/LS/RED240253/19032024

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

EXTERNALLY

GARDENS

The front of the property benefits from a southerly facing front garden mainly laid to lawn with privet hedging and wooden sundeck. The rear of the property is mainly laid to concrete with access to the garage/storage area and outdoor tap.

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GARAGE/STORAGE AREA - 5.18m (17') x 3.05m (10') (Approx)

PARKING

On street parking.

Mains Utilities

Gas Central Heating

Mains Sewerage

No Known Flooding Risk

No Known Legal Obligations

Standard Broadband & Mobile Signal

No Known Rights of Way

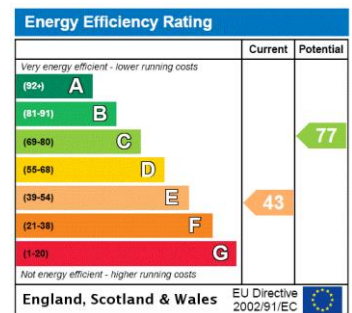


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