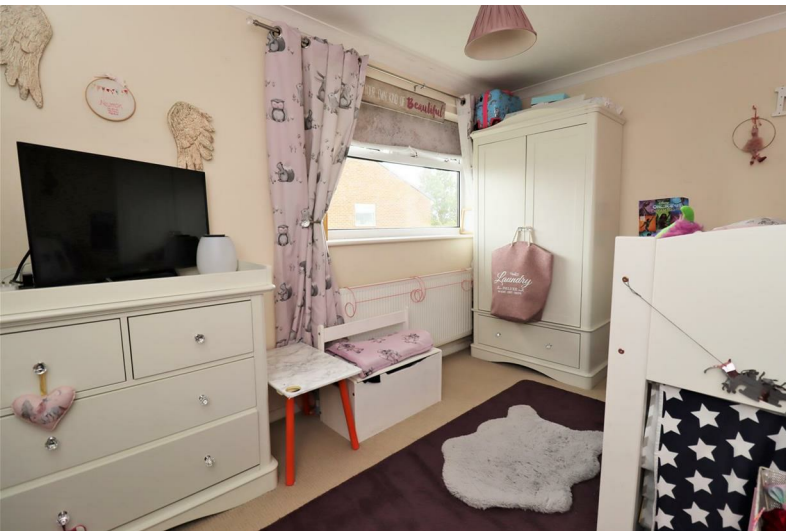




## Surbiton Road, Fairfield, Stockton-On-Tees, TS19 7SF

This end terrace house is perfectly suited to a First Time Buyer looking to take a step onto the property ladder and purchase their first home or to an Investor looking for an excellent Buy to Let opportunity. Enjoy modern conveniences in this well-maintained home which is a non smoking and pet free household and features gas central heating and uPVC double glazed windows to ensure a cosy and energy-efficient living space. Accommodation provides entrance porch, lounge with staircase to the first floor, modern kitchen that comes equipped with a gas hob and oven and a breakfast bar seating area, the first floor features two spacious double bedrooms and bathroom with shower. Externally there are lawned gardens to both the front and rear, the rear offering a good level of privacy and benefitting from being WEST FACING. Secure parking/storage is available to a garage located within a block to the rear of the property and additional parking is available within the communal car park area. With its practical layout, this property would make an excellent purchase, combining comfort, functionality and easily maintained accommodation. Don't miss this opportunity to start your home ownership journey and arrange a viewing today.

Offers Over £110,000



Surbiton Road, Fairfield, Stockton-On-Tees, TS19 7SF

ENTRANCE PORCH

LOUNGE

11'8" x 14'3" (3.56 x 4.34)

KITCHEN

11'8" x 8'2" (3.56 x 2.49)

LANDING

BEDROOM 1

11'9" x 8'9" (3.58 x 2.67)

BEDROOM 2

11'9" x 8'6" (3.58 x 2.59)

BATHROOM/WC

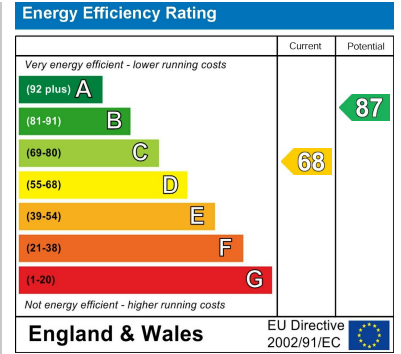
8'7" x 4'10" (2.62 x 1.47)



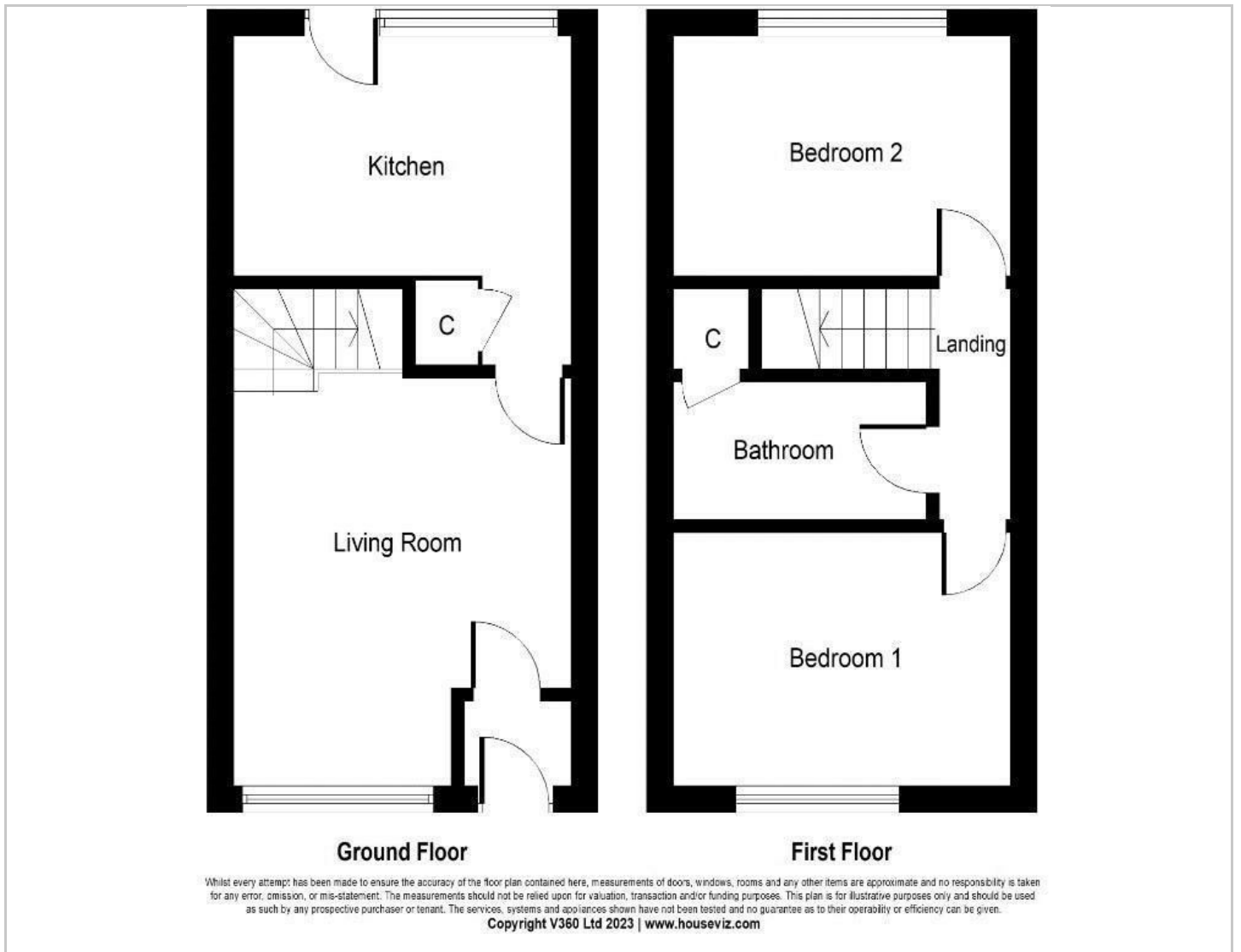
## Map



## EPC graph



## Floor Plan



## VIEWING

Please contact us on 01642 615657 if you wish to arrange a viewing or would like more information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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