

HUNTERS®

HERE TO GET *you* THERE



Holbeck Avenue

, Middlesbrough, TS5 8DS

£825 Per Calendar Month



Council Tax:

Energy Efficiency Rating	Current	Potential	Environmental Impact (CO ₂) Rating	Current	Potential
<p>Very energy efficient - lower running costs</p> <p>(92 plus) A</p> <p>(81-91) B</p> <p>(69-80) C</p> <p>(55-68) D</p> <p>(39-54) E</p> <p>(21-38) F</p> <p>(1-20) G</p> <p>Not energy efficient - higher running costs</p>	82	65	<p>Very environmentally friendly - lower CO₂ emissions</p> <p>(92 plus) A</p> <p>(81-91) B</p> <p>(69-80) C</p> <p>(55-68) D</p> <p>(39-54) E</p> <p>(21-38) F</p> <p>(1-20) G</p> <p>Not environmentally friendly - higher CO₂ emissions</p>		

Please contact our Hunters Teesside Lettings Office
on 01642 217524 if you wish to arrange a viewing appointment
for this property or require further information.

- UPVC DOUBLE GLAZING
- TWO BEDROOMS
- DRIVEWAY AND GARAGE
- SPACIOUS MODERN KITCHEN / DINING ROOM
- FRONT AND REAR GARDENS
- SECURITY ALARM



The spacious reception room welcomes you with an abundance of natural light, creating a warm and inviting atmosphere. The modern design throughout the bungalow ensures that you can move in with ease, as it requires minimal updating. The well-appointed bathroom adds to the convenience of this lovely home.

One of the standout features of this property is the large garden, providing ample outdoor space for relaxation, gardening, or entertaining guests. This expansive area is perfect for enjoying the fresh air and sunshine, making it a wonderful extension of your living space.

Situated in a perfect residential area, this bungalow benefits from a great location that offers easy access to local amenities, schools, and parks. The surrounding community is friendly and welcoming, making it an ideal place to settle down.

In summary, this modern semi-detached bungalow on Holbeck Avenue is a fantastic opportunity for anyone looking to enjoy a comfortable lifestyle in a desirable location. With its spacious layout, large garden, and proximity to essential services, this property is not to be missed.

Subject to referencing and checks.

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

Tenure:
Lease Years Remaining:
Annual Ground Rent:
Review Period:
Review Increase:
Service Charge:
Shared Ownership:
Ownership Share:

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