

## 6 Hankin Road , Middlesbrough, TS3 6ND

Horizon Sales & Lettings are delighted to present this three-bedroom mid-terrace property located on Hankin Road, Middlesbrough. Offering excellent potential, this home represents an ideal buy-to-let investment opportunity or project for those looking to modernise and add value.

The accommodation briefly comprises an entrance hallway, a spacious living room, a separate dining room, and a kitchen to the rear. Stairs lead to the first-floor landing, providing access to three well-proportioned bedrooms and a shower room.

Externally, the property benefits from a private driveway to the front, providing off-street parking, while to the rear there is an enclosed yard with access via a garage door.

In need of modernisation throughout, this property is priced to reflect the work required, offering excellent scope for improvement and future rental or resale potential.

**Offers Over £65,000**

# 6 Hankin Road

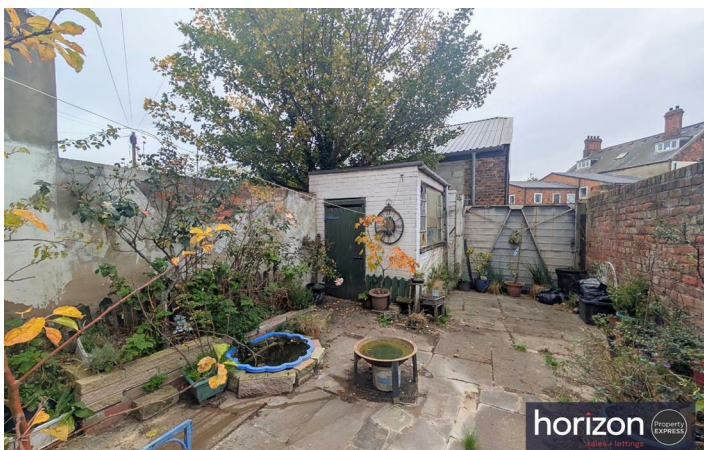
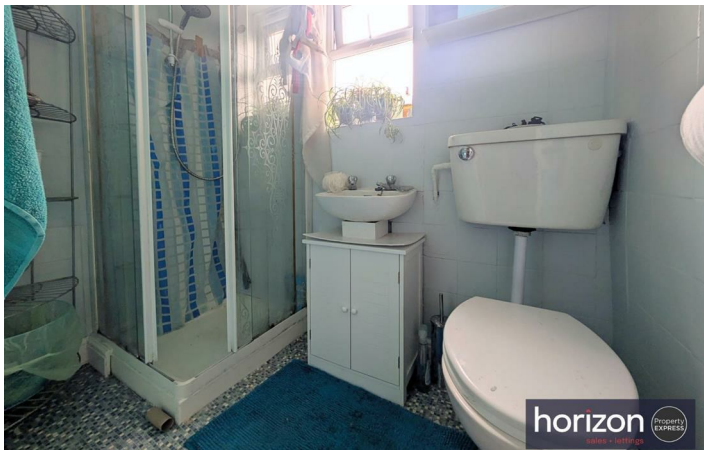
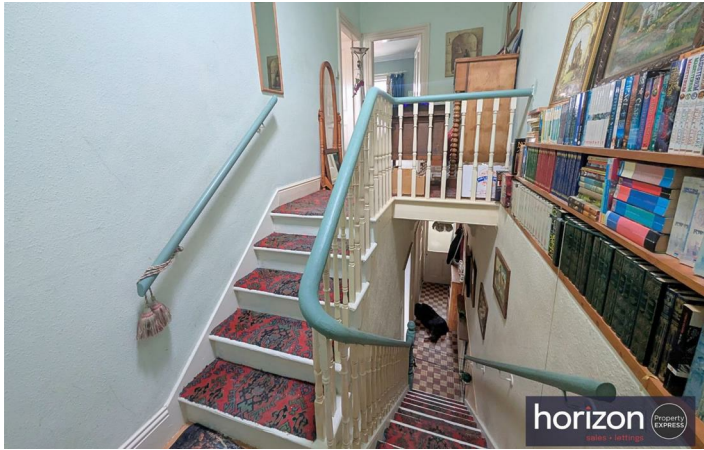
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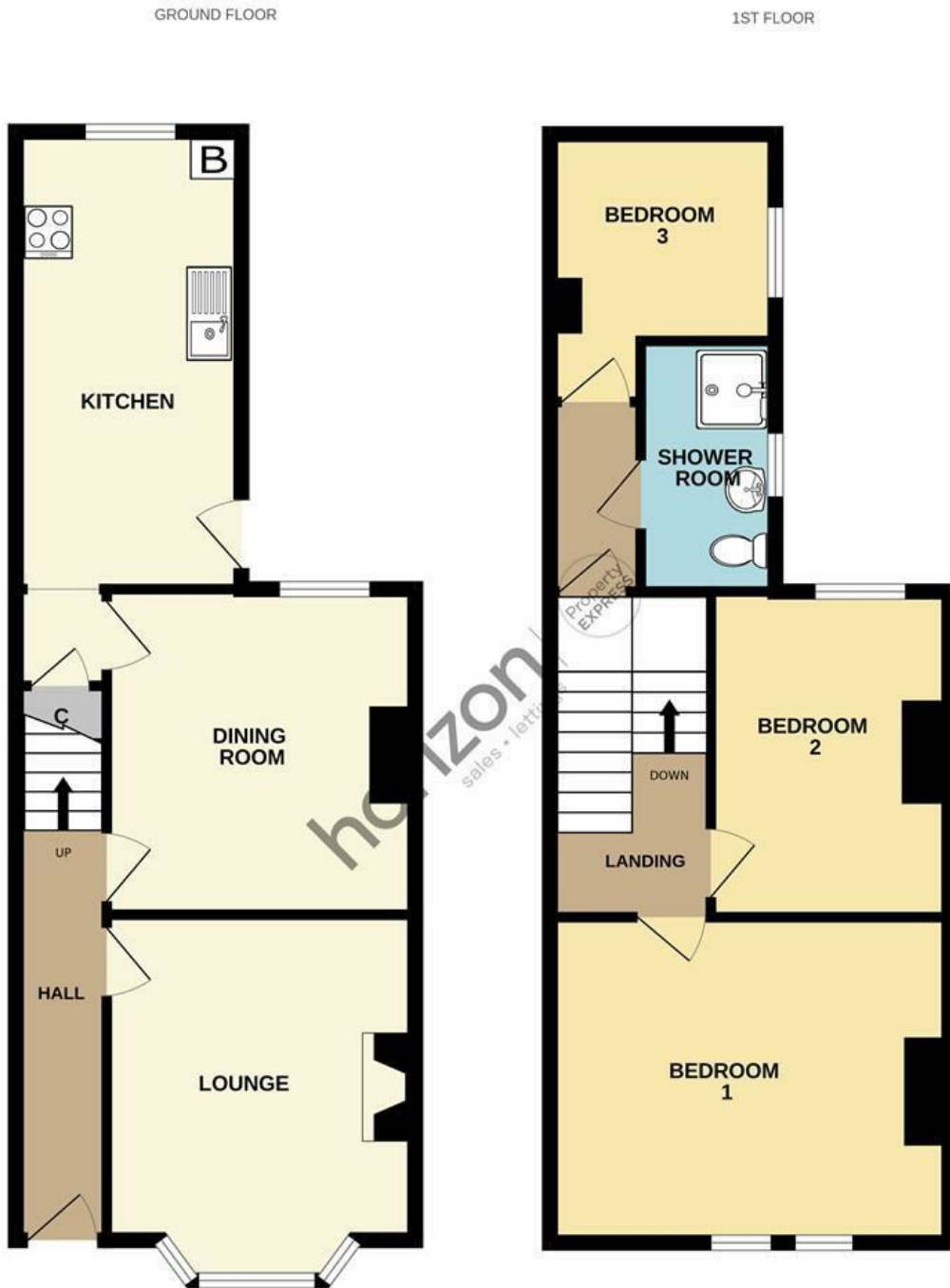
- Three Bedrooms
- Deceptively Spacious
- Gas central heating via a combination boiler
- Ideal Buy to Let investment opportunity
- Mid Terrace
- Off Street Parking
- EPC Rating TBC
- Two Reception Rooms
- Enclosed Rear Yard
- Buyers premium applies



[Directions](#)



# Floor Plan



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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Energy Efficiency Rating	Current	Potential
Very energy efficient - lower running costs (92 plus) <b>A</b> (81-91) <b>B</b> (69-80) <b>C</b> (55-68) <b>D</b> (39-54) <b>E</b> (21-38) <b>F</b> (1-20) <b>G</b> Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions (92 plus) <b>A</b> (81-91) <b>B</b> (69-80) <b>C</b> (55-68) <b>D</b> (39-54) <b>E</b> (21-38) <b>F</b> (1-20) <b>G</b> Not environmentally friendly - higher CO <sub>2</sub> emissions		
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