



Roseberry Mews, Hartlepool, TS26 8LP

welcome to

Roseberry Mews, Hartlepool

Anyone looking for a lock and leave first floor apartment. This two bedroomed apartment is ready to move into. Sold with no forward chain.

Entrance Hall

Entered via composite double glazed door, stairs to first floor.

Hallway

Radiator, loft hatch access, doors leading to all principal rooms.

Lounge

13' 3" x 15' 2" (4.04m x 4.62m)

UPVC double glazed window to front, radiator, coved cornicing, TV point.

Family Bathroom

UPVC double glazed window to side, panelled bath with Jacuzzi jets, mixer tap with hand held shower attachment, pedestal wash hand basin, low level low flush wc, vinyl flooring, bathroom wall boarding, spotlights to ceiling, extractor fan, radiator.

Kitchen

5' 8" Max x 12' 4" Max (1.73m Max x 3.76m Max)

Wooden single glazed window to rear, vinyl flooring, radiator, built in storage cupboard, wall and base units with complimenting working surfaces, inset electric oven, 4 ring gas hob, stainless steel 1 1/2 bowl sink/drainer with mixer tap, plumbing and recess for washing machine.

Bedroom 2

9' 5" x 6' 4" (2.87m x 1.93m)

Wooden single glazed window to rear, radiator.

Bedroom 1

9' 8" x 12' 4" (2.95m x 3.76m)

Wooden single glazed window to rear, radiator.



Externally

Allocated Car Parking Space

Communal Garden To Rear



view this property online mannersandharrison.co.uk/Property/HAR119486



welcome to

Roseberry Mews, Hartlepool

- NO ONWARD CHAIN
- READY TO MOVE INTO
- 2 BEDROOMS
- MODERN KITCHEN & BATHROOM
- ALLOCATED CAR PARKING SPACE

Tenure: Leasehold EPC Rating: C

Council Tax Band: A Service Charge: 100.00

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Sep 1991. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£73,000



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

view this property online mannersandharrison.co.uk/Property/HAR119486



Property Ref:
HAR119486 - 0009

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Manners & Harrison is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

manners & harrison



01429 261351



Hartlepool@mannersandharrison.co.uk



Shrewsbury House 129 York Road,
HARTLEPOOL, Durham, TS26 9DW



mannersandharrison.co.uk