



Saltcote, Marton-In-Cleveland Middlesbrough TS7 8QN

welcome to

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Attractive 3/2 Bedroom Ground Floor Flat in Marton – Offered with No Chain

Welcome to this well-presented ground floor flat, ideally situated in the sought-after area of Marton and perfect for first-time buyers, downsizers, or investors

Hallway

UPVC double glazed door, radiator and storage cupboard.

Bathroom

WC, wash hand basin with mixer tap, shower cubicle with wall mounted shower, heated chrome towel rail and UPVC double glazed window to side.

Bedroom One

12' 5" x 9' 11" (3.78m x 3.02m)

UPVC double glazed window and radiator.

Bedroom Two

8' 6" x 6' 10" (2.59m x 2.08m)

UPVC double glazed window to side and radiator.

Lounge

14' 6" x 10' 9" (4.42m x 3.28m)

UPVC double glazed sliding doors leading to rear garden, radiator, TV and telephone point, wall lights and coving to the ceiling.

Kitchen

9' 6" x 7' 8" (2.90m x 2.34m)

Fitted with a range of wall and base units with complimenting work surfaces, plumbing for washing machine, integral fridge freezer, sink with draining board and mixer tap, four cylinder electric hob, integral electric oven, integral microwave and spotlights.

Externally

Turfed garden to the front with patio seating area with raised flower bed edges, greenhouse and pond.





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- NO ONWARD CHAIN
- INVESTMENT OPPORTUNITY
- IDEAL FOR FIRST TIME BUYERS
- SPACIOUS LIVING AREA
- WELL-MAINTAINED FRONT GARDEN

Tenure: Leasehold EPC Rating: Awaited

Council Tax Band: A Service Charge: Ask Agent

Ground Rent: 20.00

This is a Leasehold property with details as follows; Term of Lease 99 years from 01 Oct 1972.
Should you require further information please contact the branch. Please Note additional fees
could be incurred for items such as Leasehold packs.

guide price

£55 000



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Property Ref:
MAR111576 - 0002

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