



A PERFECT PLOT!!!! which sits central to Billingham Town having shops, local amenities, schools and bus routes close by. The property is spacious throughout comprising of an entrance hallway, living/dining area and fitted kitchen on the ground floor. The upper level has three good sized bedrooms and a bathroom. This would be a perfect first time buyer home or an investment purchase having the advantage of no forward chain. Externally: Enclosed excellent rear garden and parking. Viewings are highly recommended. Please call Smith & Friends to arrange.

Please note: Photographs are not current.

Finchale Avenue, Billingham, TS23 2ED
3 Bed - House - End Terrace
£135,000
EPC Rating: D
Council Tax Band: A
Tenure: Freehold



SMITH &
FRIENDS
ESTATE AGENTS

Finchale Avenue, Billingham, TS23 2ED

- Entrance Hallway
- Living Room
- Dining Room
- Kitchen
- Landing
- Bedroom
- Bedroom
- Bedroom
- Bathroom
- External



For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings, if there are important matters which are likely to affect your decision to buy, please contact us before viewing the property. Smith & Friends Estate Agents can recommend financial services, surveying, conveyancing and removal services to sellers and buyers. Smith & Friends Estate Agents staff may benefit from referral incentives relating to these services.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		55	77
		EU Directive 2002/91/EC	

21 Bishop Street, Stockton-on-Tees, TS18 1SY
 01642 607555
 stockton@smith-and-friends.co.uk
 www.smith-and-friends.co.uk



SMITH & FRIENDS
 ESTATE AGENTS