



This outstanding top floor apartment is well maintained with lovely views from the balcony to the front of the apartment. Ready to move straight into it comprises of two bedrooms, bathroom, open plan kitchen/dining with a spiral staircase leading to the upper floor living area. The apartment really needs to be viewed to be appreciated. External: Two allocated parking spaces and two further visitor spaces. Trinity Mews sits in the perfect location close to Teesside Retail Park, David Lloyds Health Club, Stockton Town Centre and easy commute access for the A19/A66. This would be the ideal purchase for a first time buyer looking to get on the property ladder.

Trinity Mews, Teesdale, Stockton, TS17 6BQ
2 Bed - Maisonette
£110,000
EPC Rating: C
Council Tax Band: D
Tenure: Leasehold



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HALLWAY

Radiator and storage cupboard.

LIVING ROOM

Open plan with kitchen, double glazed window, double door, radiator and breakfast bar.

BEDROOM 1

Double glazed window, radiator, laminate flooring and fitted wardrobes.

BEDROOM 2

Double glazed window, radiator and laminate flooring.

BATHROOM

Vanity WC and wash hand basin, bath, shower, heated towel rail. spot lights and extractor fan.

STAIRS TO UPPER LEVEL

Laminate flooring.

UPPER LEVEL LIVING ROOM

Double doors, laminate flooring and fire exit door.

OUTSIDE

There are two allocated parking spaces.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		72	72
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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.

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