



Public Notice 1 Rosewood Court TS7 8QR

We are acting on behalf of the mortgagees in possession and have received an offer of £198,000 for the above-mentioned property.

Any interested parties must submit any higher offers in writing to the agent before exchange of contracts takes place.

Smith & Friends
26 Stokesley Road
TS7 8DX

Rosewood Court, Middlesbrough, TS7 8QR

4 Bedroom - House - Detached

£205,000

EPC Rating: D

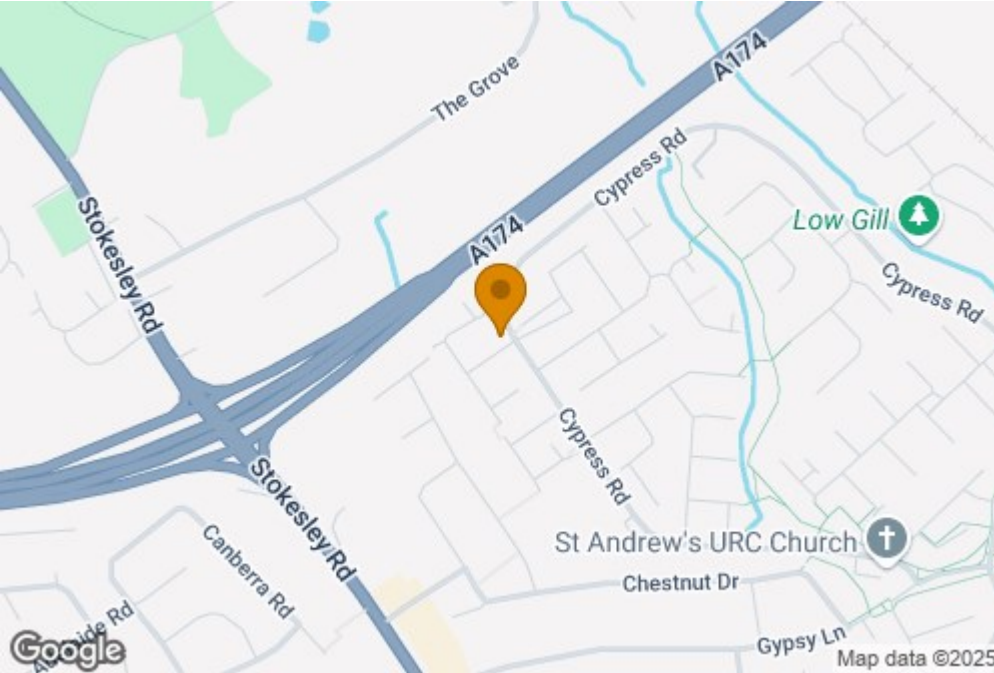
Tenure: Freehold

Council Tax Band: D



**SMITH &
FRIENDS**
ESTATE AGENTS

Rosewood Court, Middlesbrough, TS7 8QR



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 can recommend financial services, surveying and conveyancing services to sellers and buyers. Smith & Friends 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	EU Directive 2002/91/EC	