

# CLARKE | MUNRO

ESTATE AGENTS

179 Acklam Road, Middlesbrough, TS5 5QH



Price: £220,000



01642 245 796  
visit [clarkemunro.com](http://clarkemunro.com) for details



## Key Features:

- NO ONWARD CHAIN
- SOUGHT AFTER TS5 LOCATION
- TWO DOUBLE BEDROOMS WITH STORAGE
- AMAZING GARDENS TO THE FRONT SIDE AND REAR
- BATHROOM WITH 4 PIECE MODERN SUITE



## Property Description:

Clarke Munro are excited to offer for sale this rarely available two bedroom detached bungalow. Sitting on a generous plot, the potential to extend (subject to planning permissions) is fantastic. Boasting driveway for multiple cars leading to large detached garage, the front garden is a good size set back from Acklam Road, the rear is well established with fruit trees and good sized lawned areas. Internally the property is ready for someone to come and make it their own, good sized, welcoming entrance hall, lounge, separate dining room, breakfast kitchen and two double bedrooms with storage, bathroom with four piece modern white suite. An early viewing is highly recommended to avoid disappointment.



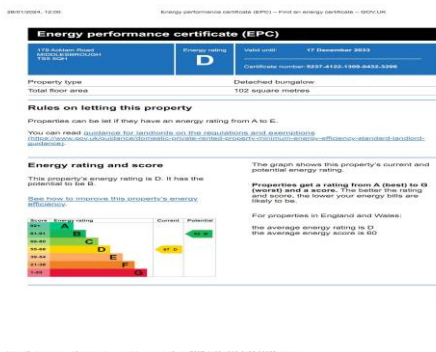
# 179 Acklam Road, Middlesbrough, TS5 5QH

TO VIEW: Tel: **01642 245796**

75-77 Borough Road, Middlesbrough, TS1 3AA

[www.clarkemunro.com](http://www.clarkemunro.com)

**CLARKE | MUNRO**  
ESTATE AGENTS



## Energy Performance Certificate

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

## Our Services:

- Free, no obligation sales valuations
- With 200 combined years of knowledge under one roof
- Expert negotiators sourcing the best buyers
- State of the Art Virtual walk-throughs and floor plans on every property
- Beautifully shot photography
- Accompanied viewings
- Late night appointments
- Dedicated Sale progressor
- Switched on marketing and a brand that Teessiders love & trust.



These particulars do not constitute, nor constitute part of, an offer or contract. All statements contained in these particulars as to this property are made without responsibility on the part of Clark Munro or the vendor. None of these statements contained in these particulars as to this property are to be relied on statements of representations or fact. An intending purchaser must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. The vendor does not make or give, and neither Clarke Munro, nor any person in their employment has any authority to make or give any representation or warranty whatever in relation to this property. All measurements are approximate.

# 179 Acklam Road, Middlesbrough, TS5 5QH

## **Large Entrance Hall**

Double glazed entrance door, 2 x radiators.

## **Lounge**

Double glazed window to front, radiator, wooden fire surround with marble inset & hearth.

## **Dining Room**

Double glazed windows to side & front, radiator.

## **Kitchen**

Matching range of wall & base units, laminate roll top work surfaces, part tiled walls, some integral appliances, stainless steel 1 1/2 bowl sink & drainer, wall mounted Baxi boiler, double glazed window to rear, radiator.

## **Rear Lobby**

Cloak room with w/c, wash hand basin, part tiled walls, storage cupboards.

## **Bedroom 1**

Double glazed window to front, radiator, built in wardrobes.

## **Bedroom 2**

Double glazed window to rear, built in wardrobes.

## **Bathroom**

Five piece suite comprising; corner bath with shower over, shower enclosure with sliding glass door, close coupled w/c, bidet, pedestal wash hand basin, wood effect flooring, PVC clad walls, double glazed window to rear, chrome heated towel rail.

## **Externally**

Block paved driveway provides ample parking & leads to garage, lawned area. The rear garden mainly laid to lawn & block paved area, greenhouse.

# 179 Acklam Road, Middlesbrough, TS5 5QH



01642 245 796  
visit [clarkemunro.com](http://clarkemunro.com) for details