

CLARKE | MUNRO

ESTATE AGENTS

6 Henley Road, Middlesbrough, TS5 5BX



Price: Offers in Excess
of £100,000



01642 245 796
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Key Features:

- NO ONWARD CHAIN
- TWO RECEPTION ROOMS
- THREE BEDROOMS
- GARDENS FRONT AND REAR
- POPULAR RESIDENTIAL LOCATION



Property Description:

Clarke Munro are delighted to bring to market this 'Ready to Refurb' three bedroom mid terrace property in popular Linthorpe surroundings. With great potential and bags of space this property is sitting on a south facing plot. Internally the property comprises of Entrance hall, lounge with feature fireplace, rear sitting room with french doors to rear garden, Kitchen is fitted with a range of matching wall and base units and rear utility space. the first floor has three bedrooms, some with storage, and bathroom w/c. Externally there are front and rear gardens. We anticipate high levels of interest in this property so an early viewing is recommended.



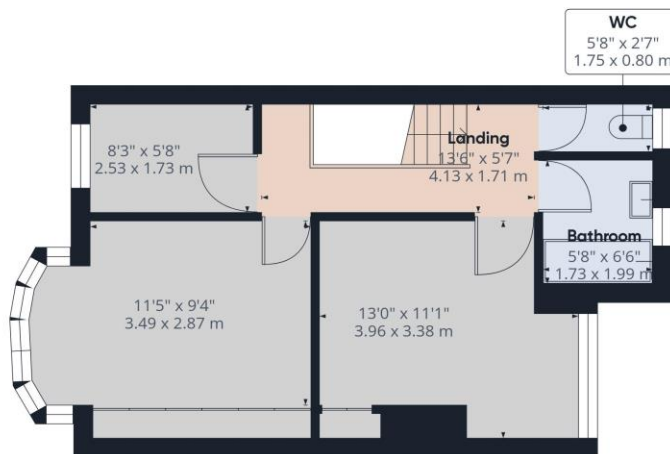
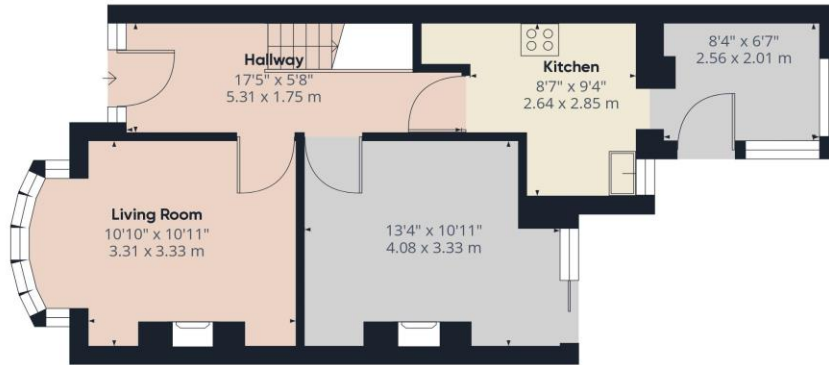
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TO VIEW: Tel: **01642 245796**

75-77 Borough Road, Middlesbrough, TS1 3AA

www.clarkemunro.com

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Approximate total area⁽¹⁾
932.69 ft²
86.65 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

GIRAFFE 360

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.

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