



Evesham Road, Middlesbrough, TS3 7EN

VIEWINGS AND OFFERS INVITED | Ideal First Home or Buy to Let | Potential Gross Yield of 8% |
Refurbished Kitchen & Bathroom

Neutrally Presented Throughout | Good Size Lounge | 2 Double Bedrooms | Gardens

Asking Price: £70,000

HUNTERS®
HERE TO GET *you* THERE

Evesham Road, Middlesbrough, TS3 7EN

VIEWINGS AND OFFERS ARE INVITED on this well presented home.

Popular with first time buyers and buy to let investors this semi detached home comes to the market in ready to move in condition and chain free. On entering the property a hall offers access to the first floor accommodation and a good size lounge which features a fireplace with real flame coal effect gas fire. This living space is also flooded with natural light due to the dual aspects - this is known as a Sunshine Room.

The kitchen has been refurbished with a range of units and work surfaces, whilst a utility room provides further storage facilities and is access via a lobby which give access to both the front and the rear of this home.

Moving up to the first floor the landing leads to two double bedroom; equally presented to the same standard as the ground floor and are served by a refurbished bathroom which is finished with a white suite.

Stepping outside there are gardens to both the front and rear of the property.

To fully appreciate this home please contact Hunters Estate Agents on 01642 224366 to arrange a viewing or make an offer.

LOCATION

This property would make an ideal started home or buyer to let and is situated within easy reach of everyday facilities including local shops, schools, and public transport. There is also good access to commuting routes throughout Teesside and beyond.

HALL

LOUNGE

5.90m (19' 4") x 3.24m (10' 8")



KITCHEN

2.47m (8' 1") x 2.45m (8' 0")



REAR LOBBY

UTILITY ROOM

LANDING

BEDROOM 1

4.31m (14' 2") x 2.68m (8' 10")



BEDROOM 2

3.14m (10' 4") x 2.94m (9' 8")



REAR GARDEN



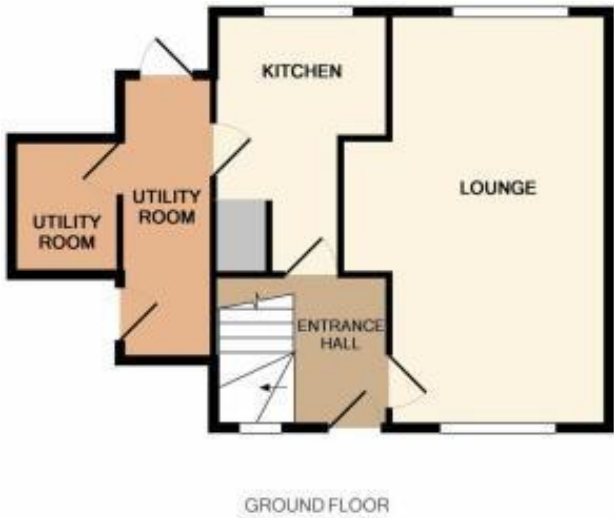
BATHROOM



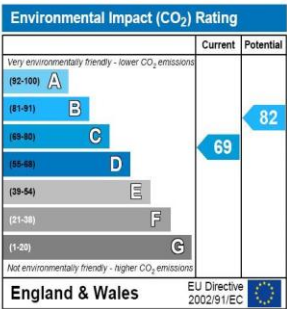
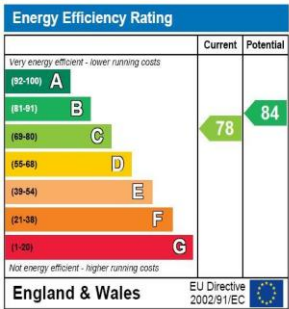
THINKING OF SELLING?

If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

Evesham Road, Middlesbrough, TS3 7EN | £70,000



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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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.

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