



\*\*\*AVAILABLE NOW\*\*\*

This refurbished mid terrace house has come to the market in Thornaby. It is ready to move straight into. The property comprises of lounge, separate dining room, this can be used as a 4th bedroom as there is an downstairs shower room, fitted kitchen on ground floor. The upper level offers three double bedrooms with fitted bathroom.

For a viewing contact Smith and Friends, Stockton. Early viewing is highly recommended.

REQUIRED EARNINGS: Tenants £19,500pa; Guarantor, if required £23,400pa  
RENT £650  
BOND £750

(Application is subject to a Holding Fee - please refer to our website for further details)

**Vulcan Way, Stockton-On-Tees, TS17 9PE**

**4 Bedroom - House - Mid Terrace**

**£650 Per Calendar Month**

**EPC Rating: C**

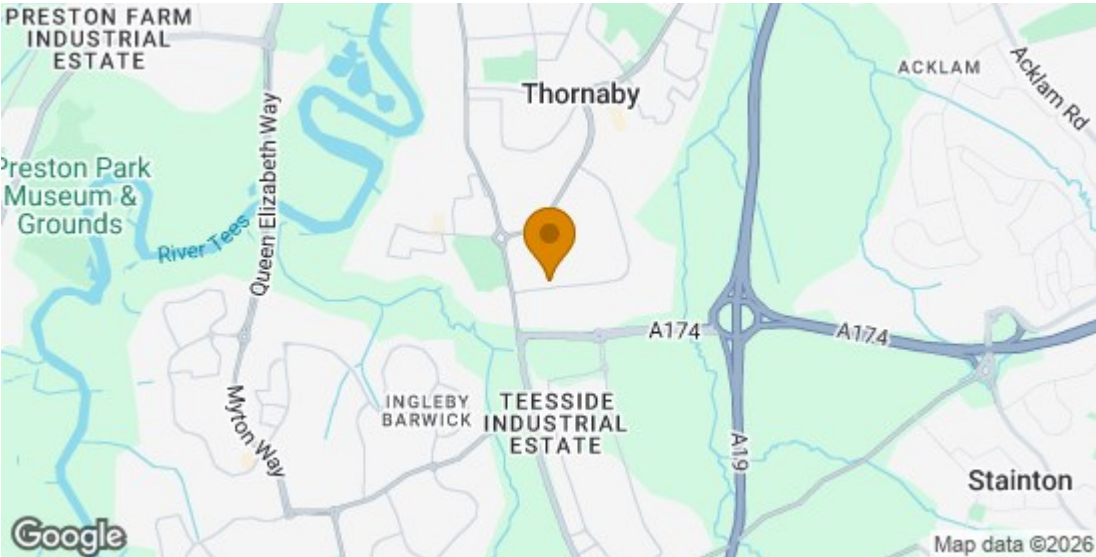
**TENURE:**

**COUNCIL TAX BAND: A**





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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		83
(81-91) B		
(69-80) C	71	
(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 and conveyancing services to sellers and buyers. Smith & Friends Estate Agents staff may benefit from referral

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