

LIME ROAD, NORMANBY, MIDDLESBROUGH, TS6 0BY



- ▲ No Chain
- ▲ Off Street Parking
- ▲ Detached Garage
- ▲ Close to Amenities & Transport Links

- ▲ Three Bedrooms
- ▲ Two Reception Rooms
- ▲ Large Corner Plot

£160,000

www.michaelpoole.co.uk

Michael Poole
sales | lettings | auctions



Offered for sale with no chain, this three bedroom semi-detached property sits on a generous corner plot with a driveway for off street parking and a detached garage.

The property briefly comprises large open entrance hall, a bright and airy lounge to the front aspect with UPVC double glazed bay window and electric fire, dining room to the rear with gas fire and decorative surround, UPVC double glazed French doors and windows, galley style kitchen with electric oven and hob and UPVC double glazed window and patio door leading to the rear garden.

To the first floor you have two double bedrooms, one single bedroom and family bathroom with three-piece suite and electric Mira shower over the bath.

Externally, there is a single driveaway and a detached garage with roller shutter door. The gardens sit on a corner plot with a large rear and side garden and a private front garden with well-established shrubs and bushes.

GROUND FLOOR

ENTRANCE HALL - 5m x 1.84m (16'5" x 6')

LOUNGE - 3.74m x 3.45m (12'3" x 11'4")

DINING ROOM - 3.69m x 3.47m (12'1" x 11'5")

KITCHEN - 3.76m x 1.84m (12'4" x 6')

FIRST FLOOR

BEDROOM ONE - 3.74m x 3.33m (12'3" x 10'11")

BEDROOM TWO - 3.7m x 3.43m (12'2" x 11'3")

TO VIEW: Tel: 01642 285041

30-32 Station Road, Redcar, TS10 1AG

www.michaelpoole.co.uk



LIME ROAD, TS6 0BY

BEDROOM THREE - 2.47m x 2.13m (8'1" x 7')

BATHROOM - 2m x 1.92m (6'7" x 6'4")

BUYERS IDENTIFICATION CHECK(S)

Should a purchaser(s) have an offer accepted on a property marketed by Michael Poole Estate Agents they will need to undertake an identification check. This is done to meet our obligation under Anti Money Laundering Regulations (AML) and is a legal requirement. We use a third party service to verify your identity; this is not a credit check and will have no effect on credit history. The cost of these checks is £36 inc. VAT per buyer, which is paid in advance, when an offer is agreed and prior to a sales memorandum being issued. This charge is non-refundable.

AGENTS REF: - EE/LS/RED260405/29052026

Council Tax Band: C **Tenure:** Freehold

TO VIEW: Contact our Redcar office on

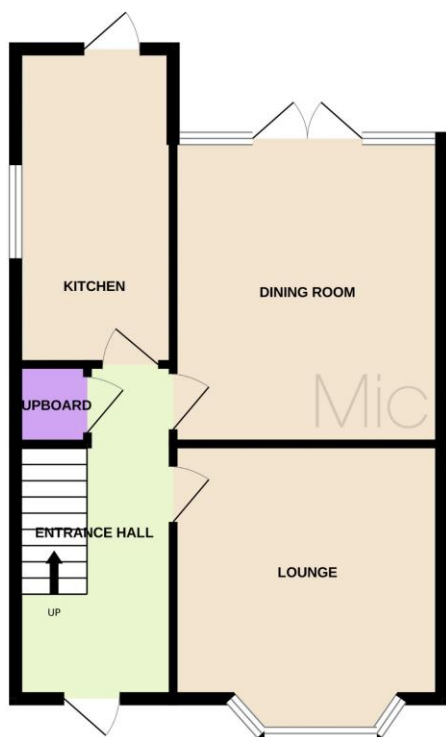
Tel: **01642 285041**



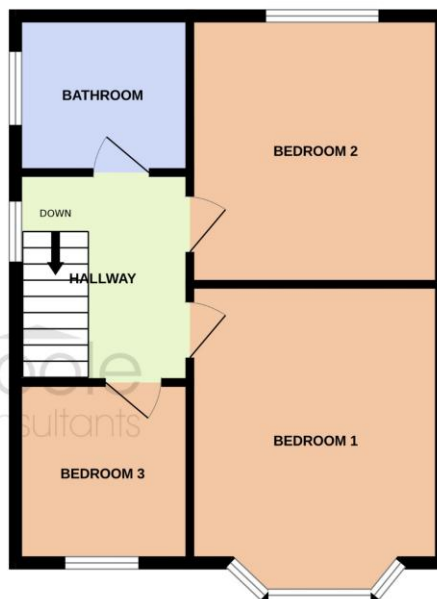
LIME ROAD, TS6 0BY



GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan 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.
Made with Metropix 62026

The information provided about this property does not constitute or form part of an offer or contract, nor may it be regarded as representations. All interested parties must verify accuracy and your solicitor must verify tenure and lease information, fixtures and fittings and, where the property has been recently constructed, extended or converted, that planning/building regulation consents are in place. All dimensions are approximate and quoted for guidance only, as are floor plans which are not to scale, and their accuracy cannot be confirmed. Reference to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose. We offer our clients an optional conveyancing service, through panel conveyancing firms, via MWU and we receive on average a referral fee of one hundred and thirty pounds, only on completion of the sale. If you do use this service, the referral fee is included within the amount that you will be quoted by our suppliers. All quotes will also provide details of referral fees payable.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	81 D	76 C
39-54	E		
21-38	F		
1-20	G		



TO VIEW: Contact our Redcar Office on Tel: **01642 285041**
30-32 Station Road, Redcar, TS10 1AG