Harper & Co
Estate Agents Ltd

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10 Stanley Street

Norton, Stockton-On-Tees, TS20 1HG

£115,000

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SENSIBLE OFFERS INVITED! Nestled In The Desirable Area Of Stanley Street, Norton, This Charming Mid-terrace House Presents An Excellent Opportunity For First-time Buyers Or Investors Alike. Just A Short Stroll From The Picturesque Duck Pond, The Property Boasts A Prime Location That Combines Tranquillity With Convenience.







The Home Features Two Inviting Reception Rooms, Perfect For Entertaining Guests Or Enjoying Quiet Evenings In. With Two Well-proportioned Bedrooms, It Offers Ample Space For Comfortable Living. The Modern Fitted Kitchen Is Equipped With Built-in Appliances, Making It A Delightful Space For Culinary Enthusiasts.

A Notable Highlight Of This Property Is The Large Loft Space, This Area Holds Great Potential For Conversion, Subject To The Necessary Planning Permissions, Allowing You To Expand Your Living Space To Suit Your Needs.

The Low-maintenance South Facing Rear Garden Provides A Serene Outdoor Retreat, Ideal For Relaxation Or Al Fresco Dining. With A Rental Income Potential Of Approximately £700 Per Calendar Month, This Property Is Not Only A Lovely Home But Also A Sound Investment Opportunity.

In Summary, This Mid-terrace House On Stanley Street Is A Perfect Blend Of Comfort, Style, And Potential, Making It A Must-see For Anyone Looking To Enter The Property Market Or Expand Their Investment Portfolio.

Location

Norton Is An Historic, Picturesque Town With A Wide, Tree-Lined High Street Offering A Variety Of Boutique Shops, Eateries, A Library And Other Useful Amenities. A Large Village Green Is Located Just Off The High Street, Complete With A Duck Pond, Providing The Perfect Place For A Leisurely Stroll With The Family.

From Darlington Lane, Take A Turn Onto Oakwell Road, Then Take A Right Onto Stanley Street & The Property Will Be On Your Right-Hand Side.

Norton Duck Pond - 7 Minute Walk
High Street & Village - 8 Minute Walk
St Joseph's Catholic Primary School - 4 Minute Walk
Red House School - 9 Minute Walk
Aldi Supermarket - 5 Minute Walk
The Centenary Pub & Eatery - 10 Minute Walk

Distance Times As Estimated By Google Maps.

Note

Please Find The Attached Brochure With Material Information For Buyers.

The Seller Informs Us The Electrical Installation Condition Report Is Valid Until April 2026. The Boiler Has Received A Full Service Oct 2025, The Ridge Tiles Have Been Re-Pointed Oct 2025.

Disclaimer

Although Issued In Good Faith, These Particulars Are Not Factual Representations And Are Not A Part Of Any Offer Or Contract. Prospective Buyers Should Independently Verify The Matters Mentioned In These Particulars. There Is No Authority For Harper & Co Estate Agents Limited Or Any Of Its Employees To Make Any Representations Or Warranties About This Property.

While We Try To Be As Accurate As Possible With Our Sales Particulars, They Are Only A General Overview Of The Property. If There Is Anything In Particular That Is Important To You, Please Contact The Office And We Will Be Happy To Check The Situation For You, Especially If You Are Considering Traveling A Significant Distance To View The Property. The Measurements Provided Are Only For Guidance, Thus They Must Be Regarded As Inaccurate. Please Be Aware That Harper & Co Have Not Tested Any Of The Services, Appliances, Or Equipment In This Property; As A Result, We Advise Prospective Buyers To Commission Their Own Surveys Or Service Reports Before Submitting A Final Offer To Purchase. Money Laundering Regulations:In Order To Avoid Any Delays In Finalising The Sale, Intending Buyers Will Be Required To Provide Identification Documentation At A Later Time. Please Cooperate With Us In This Process.

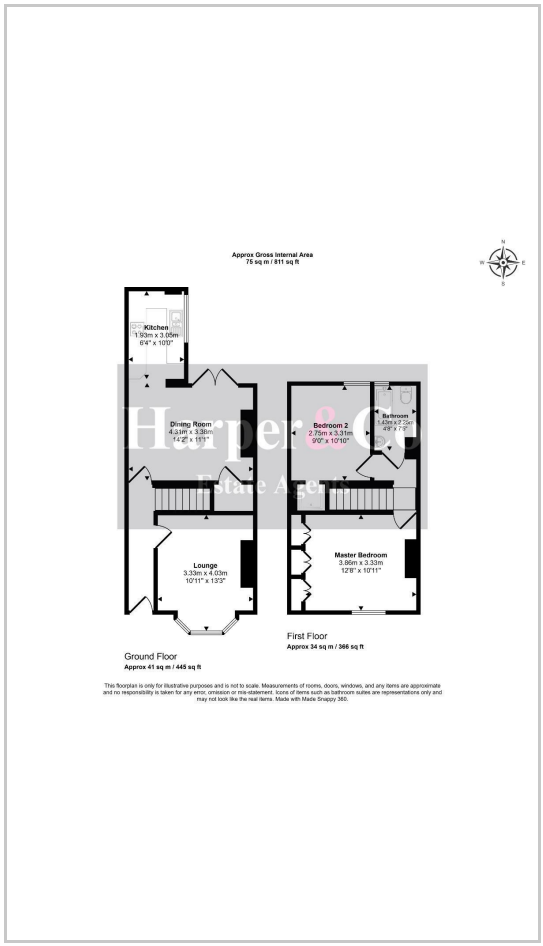
Money Laundering

In accordance with Anti-Money Laundering Regulations, all purchasers are required to complete identity and AML verification checks as part of the sales process. A fee of £30 per person applies for these checks. We appreciate your cooperation in helping us meet our legal obligations.

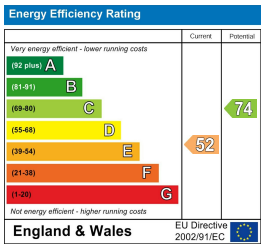
Area Map

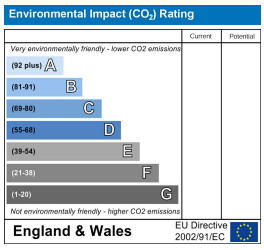


Floor Plans



Energy Efficiency Graph





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Progress House Fudan Way, Thornaby, Stockton-on-Tees, TS17 6EN
Tel: 01642 638 000 Email: sales@harperandcoestateagents.co.uk https://www.harperandcoestateagents.co.uk