



## 38 Rosewood Court

Marion-in-cleveland, Middlesbrough, TS7 8QR

£795 Per Month



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## Entrance

With stairs to the first floor and UPVC double glazed door to the front.

## Lounge

With a carpet, a radiator, UPVC double glazed window and a TV point.

## Kitchen

With modern wall and base units, plumbing for automatic washing machine, built in fan assisted oven, an electric hob with extractor over, sink with mixer tap over, modern flooring, space for fridge freezer, access to the rear and UPVC double glazed window.

## Landing

With a carpet and access to the loft space.

## Bedroom 1

Located to the front of the property and having a UPVC double glazed window, a radiator and a carpet.

## Bedroom 2

Located to the rear of the property and having a UPVC double glazed window, a radiator and a carpet.

## Bedroom 3

Benefiting from a UPVC double glazed window, a radiator and a carpet.

## Bathroom

A modern family bathroom and having attractive tiled surround, a glass sink and mixer tap over, frosted UPVC double glazed window, bath with shower over, a shower screen, a towel radiator and W/C.

## External

### Front

To the front of the property there is a low maintenance garden with lawn and access to the garage.

### Rear

This is an ideal property for a family with lawn to the rear and a fence surround.

### Garage

There is a access through an up-and-over door.



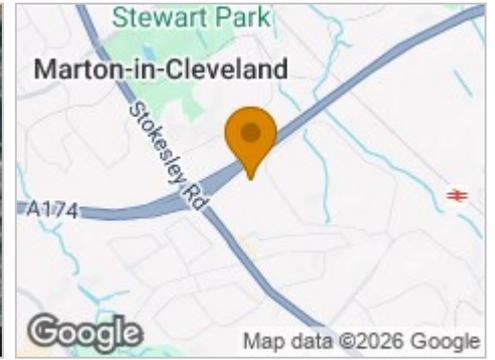
## Road Map



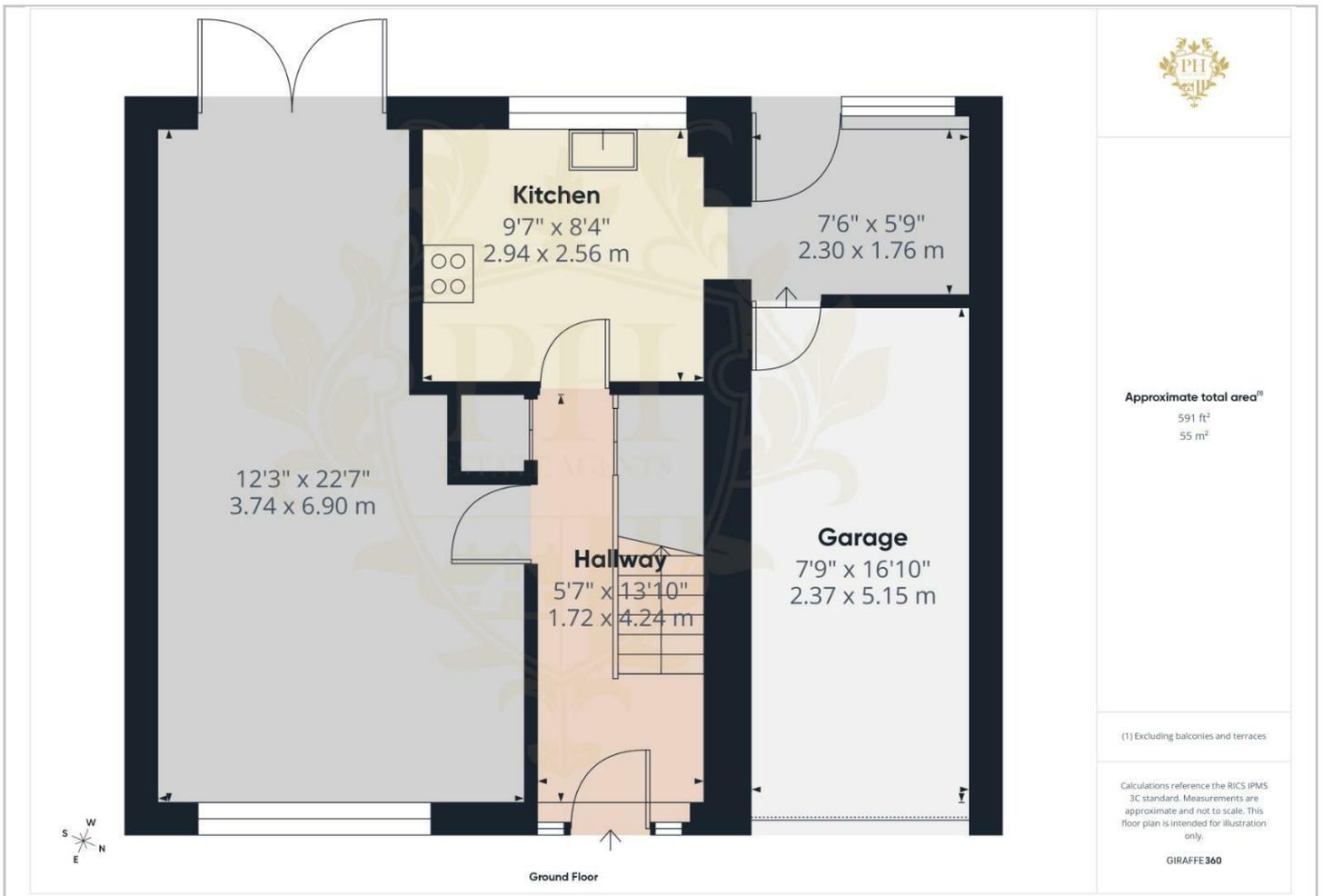
## Hybrid Map



## Terrain Map



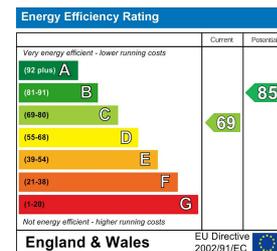
## Floor Plan



## Viewing

Please contact our Middlesbrough Office on 01642 462153 if you wish to arrange a viewing appointment for this property or require further information.

## Energy Efficiency Graph



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