



## Daventry Avenue, Stockton-On-Tees, TS19 0PQ

**\*\*UNEXPECTEDLY BACK TO MARKET\*\***

This well presented end of terrace property offers generous living space and will appeal to a variety of buyers, including first time buyers and investors. Conveniently located close to local schools, shops, and amenities, the home is also close to the University Hospital of North Tees.

The accommodation comprises an entrance hall, dining room, and lounge with French doors opening into a large conservatory. The kitchen/breakfast room is of a good size and includes a built in oven and hob.

Upstairs, there are three good size bedrooms and a family bathroom fitted with a shower over the bath.

Outside, the property has an enclosed south facing rear garden featuring a decked area, lawn, and timber shed, offering plenty of space for family enjoyment. To the front is an enclosed garden and on street parking is available.

Gowland White are a SALES and LETTINGS Agent, please feel free to call and obtain further information or advice regarding all aspects of buying and letting.

**£115,000**



**Daventry Avenue, Stockton-On-Tees, TS19 0PQ**

**HALL**

**LOUNGE**

18'1" x 10'6" (5.51m x 3.20m )

**KITCHEN/BREAKFAST ROOM**

15'3" x 9'6" (4.65m x 2.90m )

**DINING ROOM**

9'6" x 6'8" (2.90m x 2.03m)

**CONSERVATORY**

13'5" x 8'10" (4.09m x 2.69m)

**LANDING**

**BEDROOM ONE**

15'4" x 9'9" (4.67m x 2.97m)

**BEDROOM TWO**

13'11" x 9'1" (4.24m x 2.77m)

**BEDROOM THREE**

9' x 8'6" (2.74m x 2.59m)

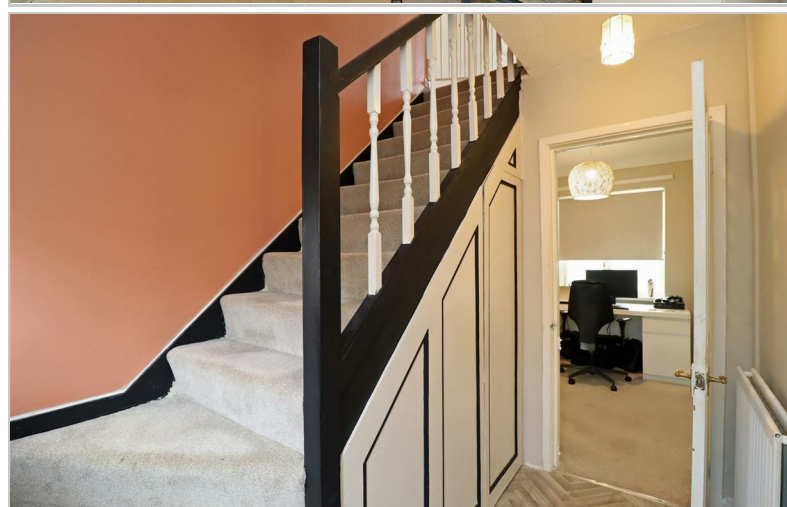
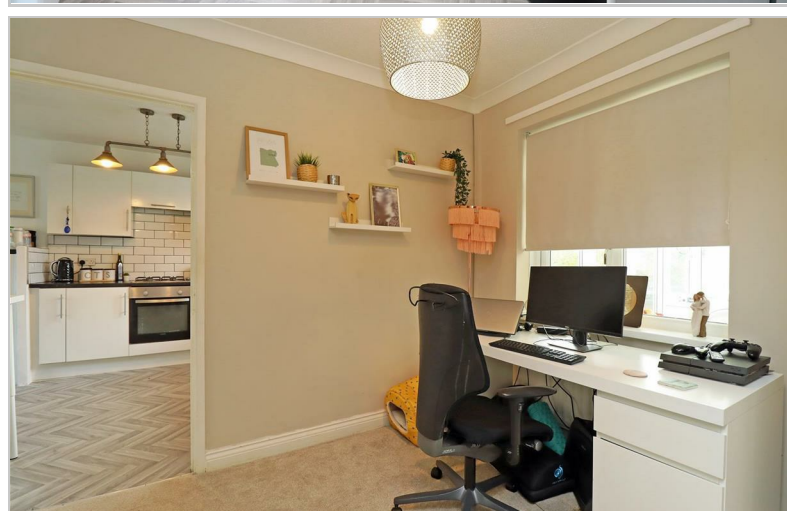
**BATHROOM**

8' x 5'4" (2.44m x 1.63m)

**AML PROCEDURE**

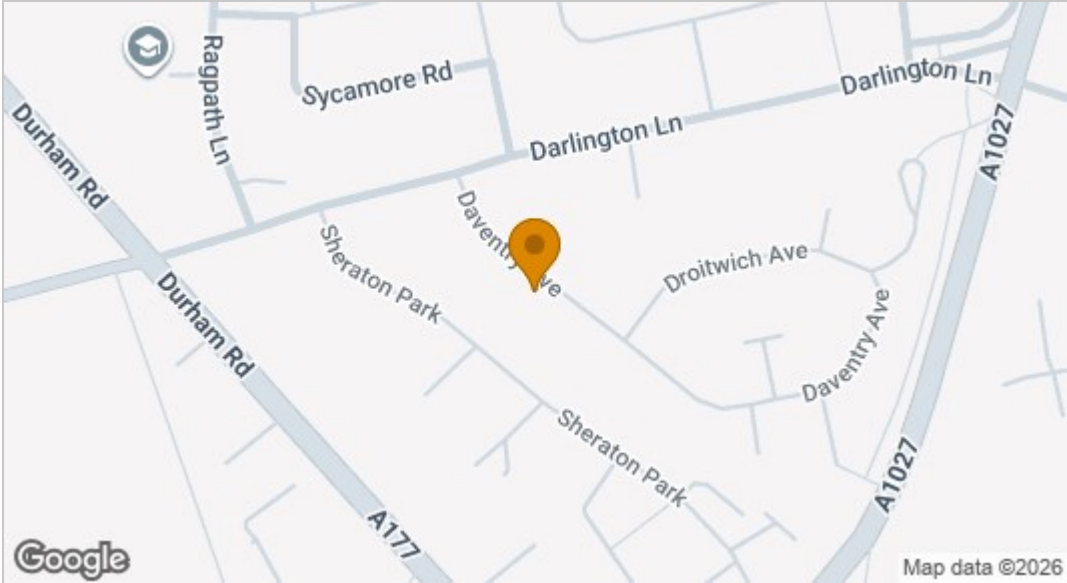
To comply with anti-money laundering regulations (AML) all estate agents must be registered with HMRC. Gowland White complies with this legislation by using an online AML risk assessment company, approved by the UK Government. Please note that all buyers are charged a fee of £36.00 (inc. VAT), for each buyer, to cover this process. These fees are payable before we can progress an agreed sale.



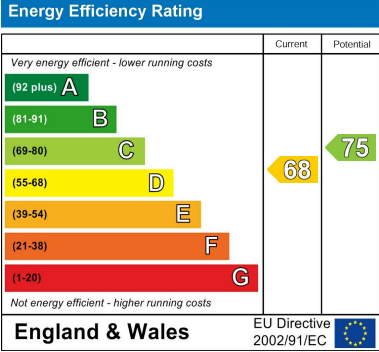




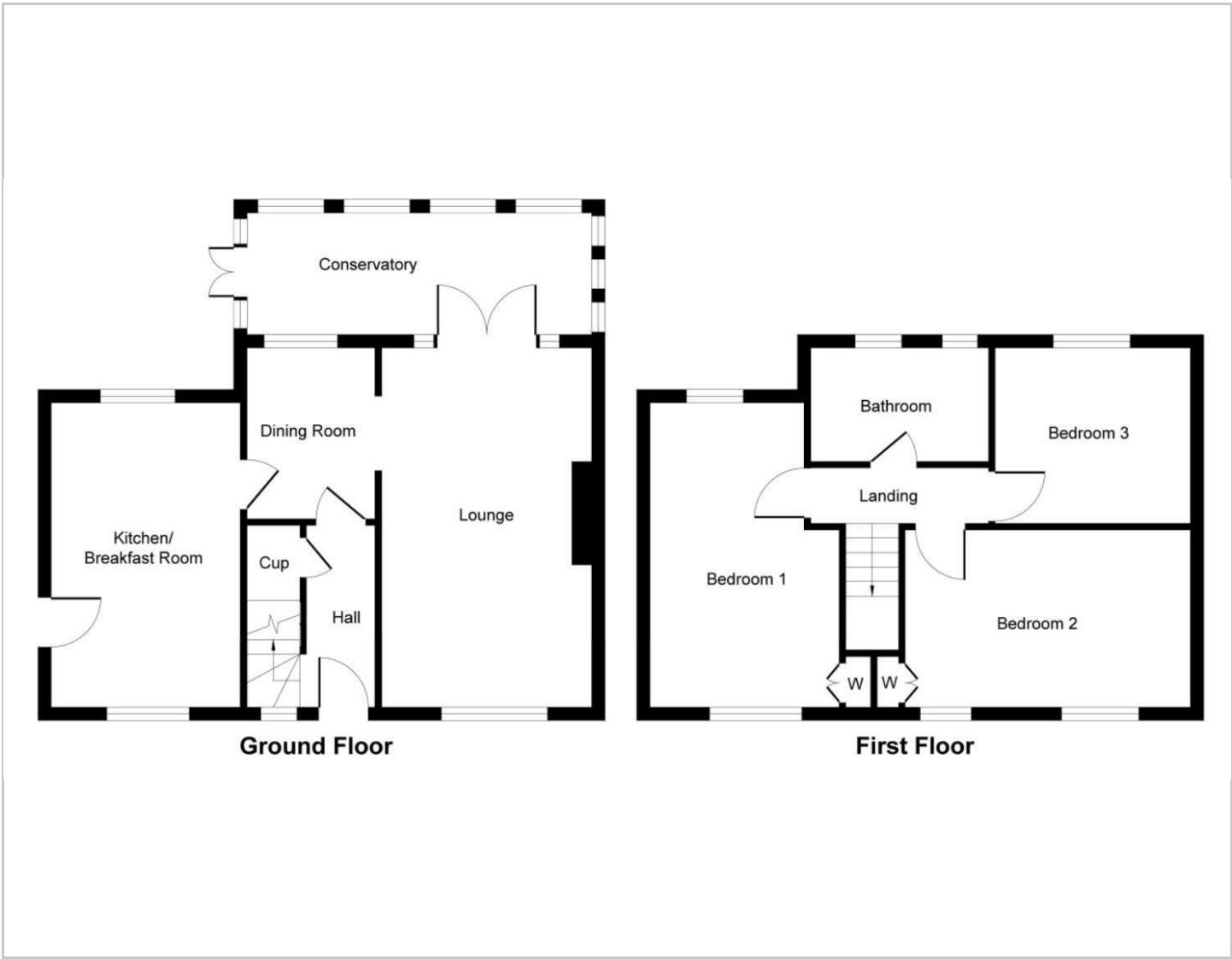
Map



EPC graph



Floor Plan



VIEWING

Please contact us on 01642 615657 if you wish to arrange a viewing or would like more information.

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