



## Fransham Road

, Middlesbrough, TS3 8PY

**£115,000**

Large corner plot with Conservatory. Recently refurbished and well presented throughout.

This property would make an ideal purchase for the young family or investor.

Close to local amenities and commuter routes. The layout briefly comprises of: Entrance, dual aspect lounge, conservatory, and spacious dining kitchen. To the first floor there are Three bedrooms modern family bathroom with separate shower cubicle.

Externally there is an enclosed rear garden which is laid to lawn with sheds and a greenhouse. The Frond garden wraps around the property to the side giving a huge lawned area with well established borders.

Well positioned on a favourable corner plot, this recently refurbished and well presented Three Bedroom home comes with viewing recommended.

- HUGE GARDEN
- GROUND FLOOR WC
- CONERVATORY
- RECENTLY RE DECORATED \* \* NEW CARPET UPSTAIRS
- IDEAL INVESMENT OR FIRST TIME BUYER PROPERTY
- VACANT POSESSION

### Viewing

Please contact our Progression Property Office on 01642 063352 if you wish to arrange a viewing appointment for this property or require further information.



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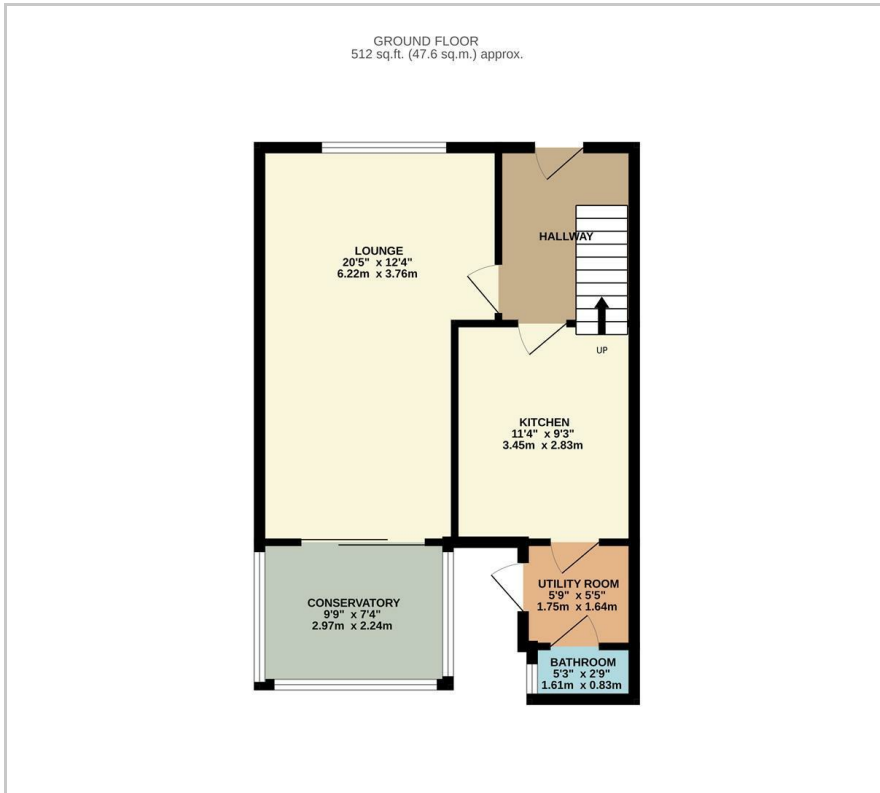
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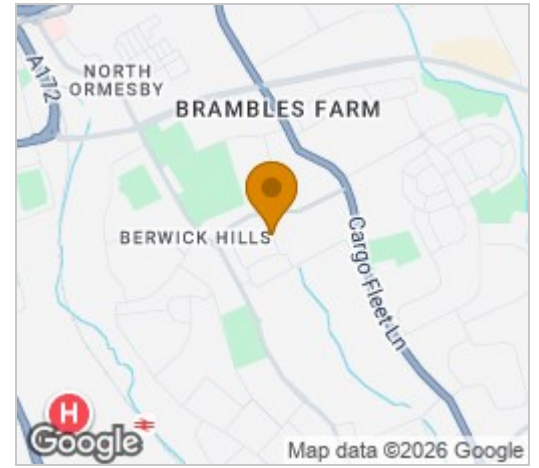
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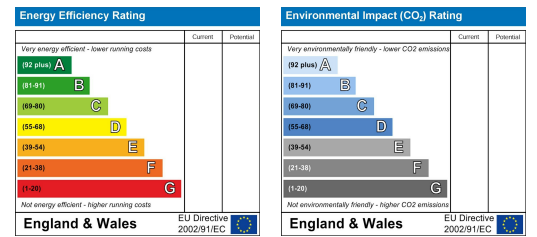
## Floor Plan



## Area Map



## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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