



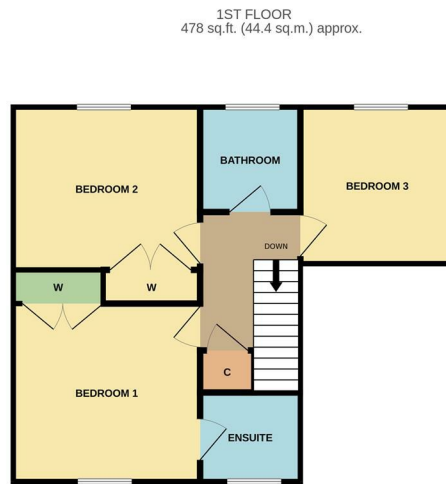
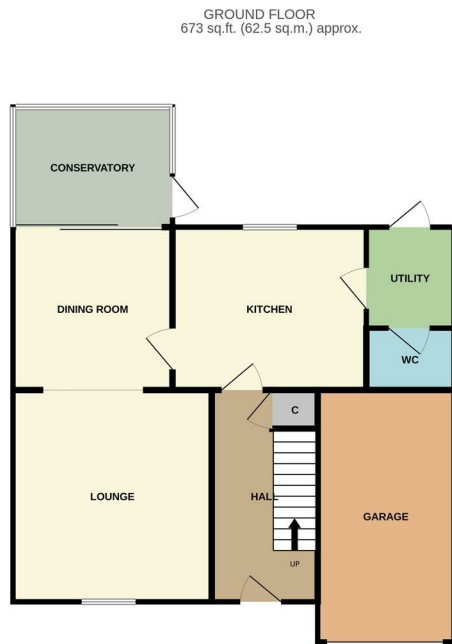
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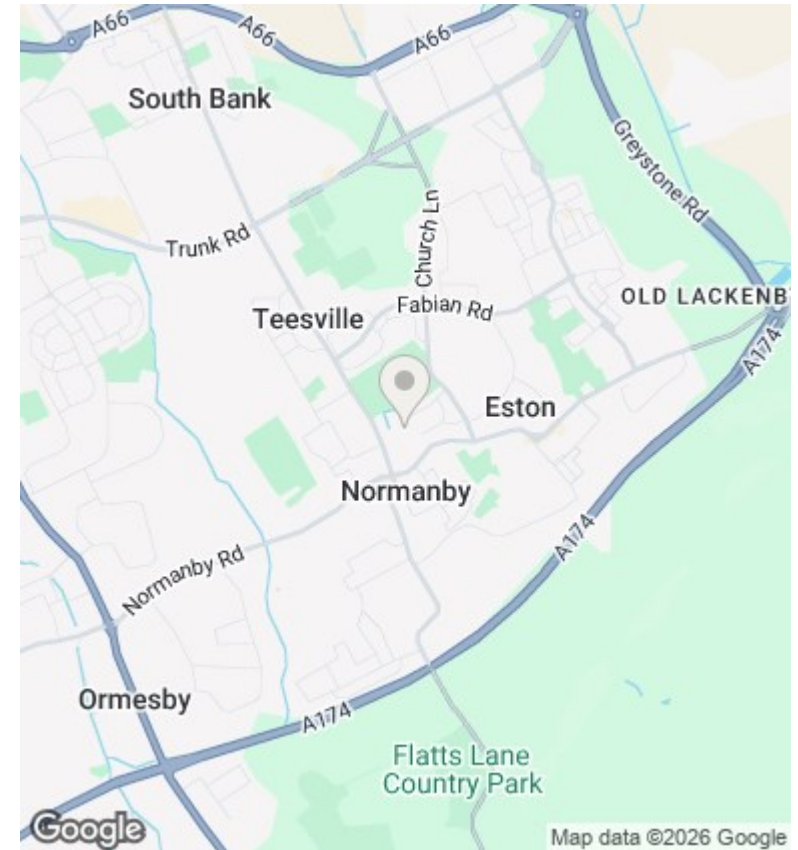
8 Abbey Court, Normanby, Middlesbrough, TS6 9BU

£320,000

- Rarely Available Detached Home On Abbey Court, TS6
- Three Bedrooms Including Main Bedroom With Ensuite
- Spacious Lounge, Separate Dining Room And Bright Conservatory
- Modern Kitchen With Utility Room And Ground Floor WC
- Driveway, Garage And Lovely Enclosed Rear Garden
- Quiet Cul De Sac Location Where Homes Are Snapped Up Quickly



TOTAL FLOOR AREA: 1151 sq.ft. (106.9 sq.m.) approx.
 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.
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Directions

Viewings

Viewings by arrangement only. Call 01642 378022 to make an appointment.

Council Tax Band

D

EPC Rating:

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales	EU Directive 2002/91/EC		