PH ESTATE AGENTS



34 Edward Street

, Middlesbrough, TS3 6JJ

£550 Per Month

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, Middlesbrough, TS3 6JJ

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HALLWAY

Step inside from the street and you're greeted by a spacious, light-filled hallway. The fresh white walls bounce natural light around the space, while the plush new carpeting underfoot gives a welcoming, comfortable feel. A radiator tucked neatly along one wall ensures the area stays warm and inviting throughout the colder months. From here, the hallway offers direct access to both the reception room and the staircase leading up to the first floor.

RECEPTION ROOM

The reception room sits at the front of the house, welcoming in natural light through a generous window that looks out over the property. Inside, there's ample space for a comfortable two-piece suite—perfect for relaxing or entertaining guests—with room left over for extra storage units to keep things tidy. The soft carpeting underfoot gives the space a warm, inviting feel, while a well-placed radiator ensures it stays cozy throughout the colder months.

DINING ROOM

The dining room opens directly from the reception room, offering a generous area that can comfortably fit a full-sized dining table along with extra storage units or cabinetry. Natural light streams in through the window, while a radiator keeps the space warm and inviting. From here, you'll find easy access both to the kitchen and to a useful understair storage cupboard, making the room as practical as it is welcoming.

KITCHEN

Tucked away at the back of the property, the kitchen feels bright and welcoming thanks to its pale cabinetry and wood-effect countertops. There's plenty of room for your own free-standing appliances, and a large window over the sink offers a clear view of the rear yard, letting in natural light throughout the day. The kitchen opens directly to the rear entrance, creating an easy flow between indoor and outdoor spaces.

REAR HALLWAY

The rear entrance gains access to the toilet, bathroom and rear yard.

FAMILY BATHROOM

Tucked away at the back of the house on the ground floor, the family bathroom feels private and inviting. Step inside and you'll find a sleek, two-piece suite: a deep paneled bathtub fitted with an electric shower overhead, perfect for relaxing soaks or quick rinses, and a contemporary hand basin set into the modern decor. The walls are finished with stylish, easy-to-clean cladding that gives the room a fresh, updated look. A frosted window lets in soft, natural light while maintaining privacy, and a radiator keeps the space warm and comfortable year-round. The toilet is thoughtfully separated for convenience, located in the adjoining room just next door.

Tel: 01642 462153

LANDING

The landing gains access to the properties three bedrooms and benefits from carpet and white walls

BEDROOM ONE

The first bedroom faces the front of the house, welcoming plenty of natural light through its sizable window. The room is spacious enough for a double bed as well as larger wardrobes or dressers, giving you plenty of storage options. Soft carpeting covers the floor, and the crisp white walls make the space feel bright and inviting. A radiator sits beneath the window, ensuring the room stays warm and comfortable year-round.

BEDROOM TWO

The second bedroom sits at the heart of the first floor, offering a cozy retreat that comfortably fits a double bed. There's space for a wardrobe or dresser, though larger storage options are somewhat limited by the room's proportions. Natural light streams in through a well-placed window, and a radiator ensures the room stays warm. Soft carpeting underfoot and crisp white walls give the space a bright, inviting feel.

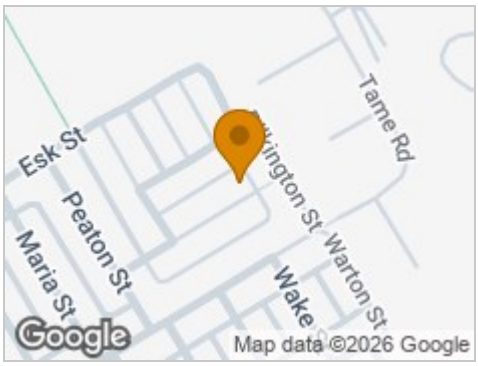
BEDROOM THREE

The third bedroom sits quietly at the back of the house, offering a cozy spot just right for a single bed and a few essential storage pieces. Natural light filters in through the rear-facing window, softening the crisp white walls and bringing out the warmth in the plush carpet underfoot. A radiator keeps the room comfortable year-round, making this compact space feel inviting and practical.

EXTERNAL

This property features convenient on-street parking and a private, secure rear yard—ideal for relaxing or entertaining. Located just a short walk from local shops, schools, and all the attractions of Middlesbrough town centre, it offers both comfort and easy access to everything you need.

Road Map



Hybrid Map



Terrain Map

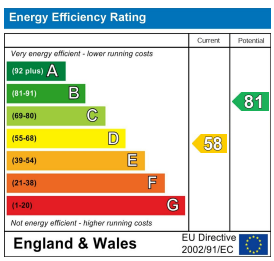


Floor Plan

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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