

# HUNTERS®

HERE TO GET *you* THERE



Marton Road

, Middlesbrough, TS4 2EY

£85 Per Week



Council Tax:

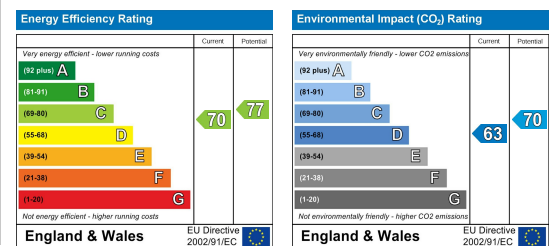
## Floor Plan



## Area Map



## Energy Efficiency Graph



## Viewing

Please contact our Hunters Teesside Lettings Office on 01642 217524 if you wish to arrange a viewing appointment for this property or require further information.

- 9 Bedroom Student Home!
- 5 Ensuite and 2 Jack and Jill Bathrooms
- Bill included!
- Off-Road Parking to the Front
- Viewings Highly Recommended
- Email [middlesbroughlettings@hunters.com](mailto:middlesbroughlettings@hunters.com) to arrange your viewing!

\*\*\*ONE ROOM REMAINING AND READY NOW!\*\*\*

Located on Marton Road in the vibrant area of Middlesbrough, this impressive nine-bedroom student property offers an exceptional living experience tailored for modern student life. With a generous layout, the house features five ensuite bathrooms, ensuring privacy and convenience for residents. Additionally, there are two Jack and Jill bathrooms, providing ample facilities for all occupants.

This property is particularly appealing as it includes all bills, allowing for a hassle-free living arrangement. Students can focus on their studies without the worry of managing multiple utility payments. The off-road parking is an added bonus, making it easier for those with vehicles to find a secure space.

The location on Marton Road places residents within easy reach of local amenities, transport links, and the bustling university environment, making it an ideal choice for students seeking both comfort and accessibility. This nine-bedroom house is not just a place to live; it is a community where students can thrive academically and socially. Whether you are looking to share with friends or meet new people, this property is designed to cater to the needs of student life.

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## MATERIAL INFORMATION

**Tenure:**  
**Lease Years Remaining:**  
**Annual Ground Rent:**  
**Review Period:**  
**Review Increase:**  
**Service Charge:**  
**Shared Ownership:**  
**Ownership Share:**

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

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