

HUNTERS[®]

HERE TO GET *you* THERE



Birkhall Road

, Middlesbrough, TS3 9LG

£625 Per Calendar Month



Council Tax:

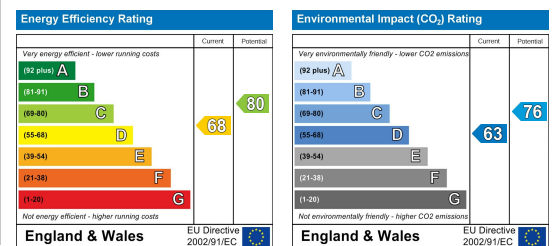
Floor Plan



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.

- 3 BEDROOM PROPERTY
- MODERN FITTED KITCHEN WITH HOB AND OVEN
- GAS CENTRAL HEATING
- DOUBLE GLAZING
- FRONT AND REAR
- ADDITIONAL LOFT SPACE GARDENS



Nestled in the heart of Middlesbrough, on the charming Birkhall Road, this delightful end terrace house presents an excellent opportunity for families and first-time buyers alike. The property boasts three well-proportioned bedrooms, providing ample space for relaxation and personalisation. The single reception room is a welcoming area, perfect for entertaining guests or enjoying quiet evenings with family.

The house features a practical bathroom, designed to cater to the needs of modern living. With its end terrace position, the property benefits from additional privacy and a sense of space, making it an appealing choice for those seeking a comfortable home.

Situated in a friendly neighbourhood, this residence is conveniently located near local amenities, schools, and parks, ensuring that all essential services are within easy reach. The surrounding area offers a blend of urban convenience and community spirit, making it an ideal setting for both young families and professionals.

Available mid April
Subject to acceptable references and credit checks

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.

71 Borough Road, Middlesbrough, TS1 3AA
Tel: 01642 217524 Email: teessidelettings@hunters.com <https://www.hunters.com>