



A spacious two bedroom semi detached property offered with no chain involved and situated within the popular TS3 location. The living accommodation briefly comprises; entrance, living room, fitted kitchen with access to the garden. To the first floor are two bedrooms and the bathroom. Externally there are gardens to the front and rear and an off road parking space.

**Netherfields Crescent, Middlesbrough, TS3 0QL**

**2 Bed - House**

**£85,000**

**EPC Rating: D**

**Council Tax Band: A**

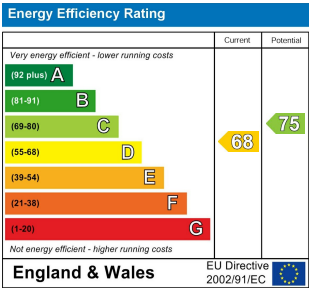
**Tenure: Freehold**

 **SMITH & FRIENDS**  
ESTATE AGENTS

Netherfields Crescent, Middlesbrough, TS3 0QL



For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings, if there are important matters which are likely to affect your decision to buy, please contact us before viewing the property. Smith & Friends Estate Agents can recommend financial services, surveying, conveyancing and removal services to sellers and buyers. Smith & Friends Estate Agents staff may benefit from referral incentives relating to these services.



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