



## 5 FARLEIGH CLOSE BILLINGHAM, TS23 2AY

£700 PCM

**\*\*AVAILABLE FROM 6TH OF AUGUST 2026\*\*** We are pleased to offer to let this three bedroom semi detached house ideally located close to local schools and amenities. The accommodation briefly comprises; hallway, 19 ft. lounge, kitchen, utility, three first floor bedrooms, bathroom and separate WC. There are gardens to the front side and rear of the property and a driveway leading to a garage. Energy Rating C. Council Tax Band A (£1740.93).

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		<b>88</b>
(69-80) <b>C</b>	<b>75</b>	
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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