

# HUNTERS<sup>®</sup>

HERE TO GET *you* THERE



Hollymead Drive

, Guisborough, TS14 6EE

£800 PCM



Council Tax: B

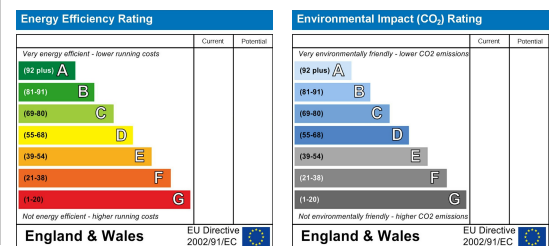
## Floor Plan



## 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 BED ROOM SEMI DETACHED
- ENTRANCE HALL
- LOUNGE
- KITCHEN DINER
- BATHROOM
- OFF ROAD PARKING
- COURTYARD GARDEN TO THE REAR

Nestled in the charming area of Hollymead Drive, Guisborough, this delightful semi-detached house offers a perfect blend of character and modern living. Built in the 1920s, the property exudes a sense of history while providing the comfort and convenience desired in today's homes.

Upon entering, you are welcomed into a spacious reception room, ideal for both relaxation and entertaining guests. The room is filled with natural light, creating a warm and inviting atmosphere. The house boasts three well-proportioned bedrooms, providing ample space for families or those looking for extra room for guests or a home office.

The property features a well-appointed bathroom, designed for both functionality and comfort. The layout of the home is practical, making it easy to navigate and enjoy daily life.

Outside, there is parking available for one vehicle, ensuring convenience for residents and visitors alike. The surrounding area of Guisborough is known for its friendly community and access to local amenities, making it an ideal location for families and professionals.

This semi-detached house on Hollymead Drive presents a wonderful opportunity for those seeking a home with character in a desirable location. With its blend of period charm and modern convenience, it is sure to appeal to a variety of tenants. Don't miss the chance to make this lovely property your own.

Subject to acceptable reference checks

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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## MATERIAL INFORMATION

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