







An ideal opportunity for an investment buyer, this three-bedroom property is offered for sale with NO FORWARD CHAIN and VACANT POSSESSION.

The accommodation offers good-sized living space throughout and briefly comprises a spacious lounge, together with an open-plan kitchen/diner featuring French doors which open directly onto the enclosed rear garden.

To the first floor are three bedrooms, including two generous doubles and a single bedroom, all served by the family bathroom.

The property would benefit from some minor updating, allowing the new owner to make improvements to their own taste. The home currently benefits from storage heating.

Externally, there is a good-sized, low-maintenance enclosed garden to the rear, while on-street parking is available to the front.

Well positioned for local amenities, the property is within easy reach of bus routes and Macmillan Academy, making it a particularly attractive proposition for a buy-to-let investor looking to add to their portfolio.

Francis Walk, Thornaby, TS17 6DL
3 Bed - House - Terraced
Open To Offers £79,950
EPC Rating:
Council Tax Band: A
Tenure:

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Francis Walk, Thornaby, TS17 6DL





LOUNGE
13'8" x 12'10" (4.183m x 3.915m)
Front entrance door, double glazed window to front aspect, carpet, fire and surround.

DINER
7'3" x 11'5" (2.224m x 3.500m)
Double glazed double doors to rear, coved ceiling, flooring.

KITCHEN
14'4" x 6'0" (4.371m x 1.850m)
Open plan with diner, flooring, double glazed window to rear aspect.

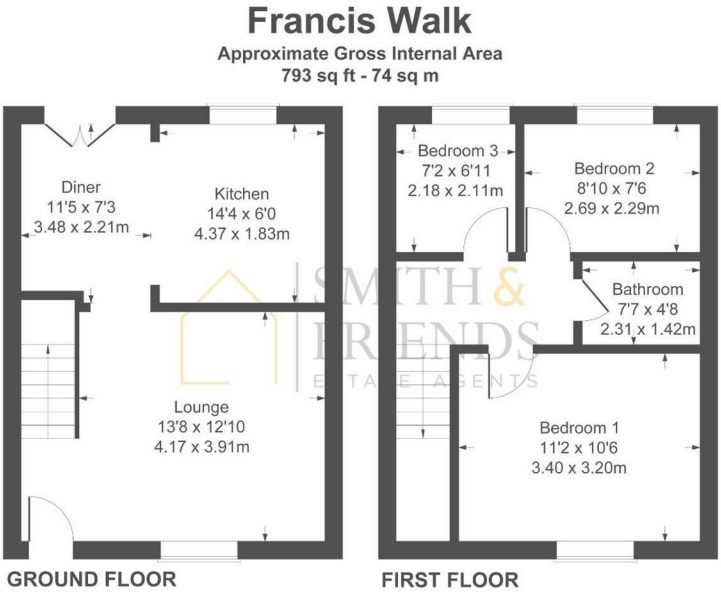
LANDING
Carpet, loft access, storage heater.

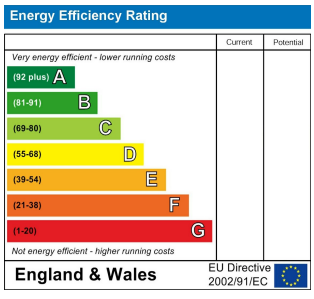
BEDROOM ONE
11'2" x 10'6" (3.416m x 3.223m)
Double glazed window to front aspect, flooring.

BEDROOM TWO
7'6" x 8'10" (2.29m x 2.69m)
Double glazed window to rear aspect, coved ceiling.

BEDROOM THREE
6'11" x 7'2" (2.117m x 2.202m)
Double glazed window to rear aspect, coved ceiling.

BATHROOM
7'7" x 4'8" (2.320m x 1.443m)
Bath, wash hand basin, WC, partly tiled, flooring, extractor fan.





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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