



SIMPLE LIFE



SIMPLE LIFE

Register Your Interest - Bracken Grange Open Day Tuesday 10th February

email lettings@simplelifehomes.co.uk for further information



Wilkinson Grove, Middlesbrough, TS4

£925 PCM

Bracken Grange delivers a fantastic development of 2 & 3 bedroom homes exclusively to rent in Brackenhoe.

The Harcourt is a beautifully designed 2 bedroom home perfect for couples or house shares.

As you walk into the property you're welcomed by an open plan kitchen/diner fully fitted with appliances to one side. The hallway leads you into an impressive living space with French windows opening out onto your private back garden. The ground floor also includes a downstairs cloakroom and a convenient storage cupboard.

On the first floor there are 2 double bedrooms and a modern, family bathroom. The main bedroom includes fitted wardrobes whilst the second bedroom benefits from a built in storage cupboard.

Situated less than 2 miles from Middlesbrough, this development benefits from excellent transport links with James Cook University Hospital Station less than a mile away providing direct links to Middlesbrough, Darlington and Stockton-on-Tees. For those who choose to drive, the A19 is approximately 3 miles away providing north and south of the area.

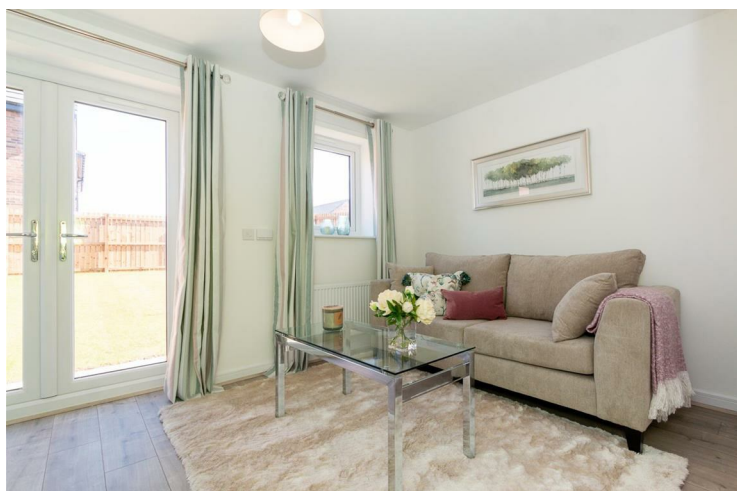
Shoppers will be well catered for, with Parkway shopping centre, home to over 20 popular high street stores, approximately 2.5 miles away from the site. There are also plenty of opportunities for exercise with the Middlesbrough Sports Village close by including indoor badminton as well as a soft play area for children.

For your education needs, Bracken Grange is extremely well placed with 8 Ofsted rated outstanding schools and 48 Ofsted rated good schools within 3 miles of the development.

To access the site, please use postcode TS4 3AU.

Deposit: £1060
Holding deposit: £210
Unfurnished
Council tax: B
Available 20th February 2026





Key Features

- Car Parking Space
- Dishwasher
- Washing/drying machine
- Carpets up the stairs and in the bedrooms
- Blinds in the bedrooms
- Security Alarm
- Fridge-freezer
- Modern kitchen worktops and units
- Private back garden

Location

