

DORMAN GARDENS, LINTHORPE, MIDDLESBROUGH, TS5 5DS



- ▲ Ground Floor Leasehold One-Bedroom Apartment
- ▲ Ideal for A Young Couple or An Investor Wanting to Add to Their Portfolio

- ▲ Intercom System
- ▲ Electric Oven & Four Ring Hob
- ▲ Designated Parking & Ample Visitors Parking

£60,000

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This second floor one-bedroom apartment is ideal for a young couple or an investor wanting to add to their portfolio.

Close to local amenities, Linthorpe Village, Middlesbrough town centre, major commuting routes and a main bus route- this is perfectly positioned.

The apartment comprises, communal entrance hall, private entrance hall, open plan living/dining room and kitchen, double bedroom, and a bathroom. Externally there is allocated parking as well as plenty of visitor parking available.

EXTERNALLY - There is a designated parking place and ample visitors parking spaces.

AGENT REF: - TM/GD/MID240711/21102024

Council Tax Band: B **Tenure:** Leasehold

TO VIEW: Contact our Middlesbrough office on

Tel: 01642 254222

GROUND FLOOR

COMMUNAL HALLWAY

PRIVATE HALLWAY - With electric radiator, intercom system and storage cupboard.

LOUNGE - 0.91m x 0m (3' x 0')

Electric radiator.

KITCHEN - 2.m x 2.8m (6'7" x 9'2")

With wood grain effect wall, drawer and floor units, roll edge worktop, electric oven, four ring electric hob with stainless steel splashback and stainless steel extractor fan, one and half bowl sink unit, space for fridge/freezer, space for washing machine, electric radiator and tiled flooring.

BEDROOM 1 - 2.8m (9'2") reducing to 2.6m (8'6") x 3.4m (11'2")

Electric radiator.

BATHROOM - 2.95m x 1.65m (9'8" x 5'5")

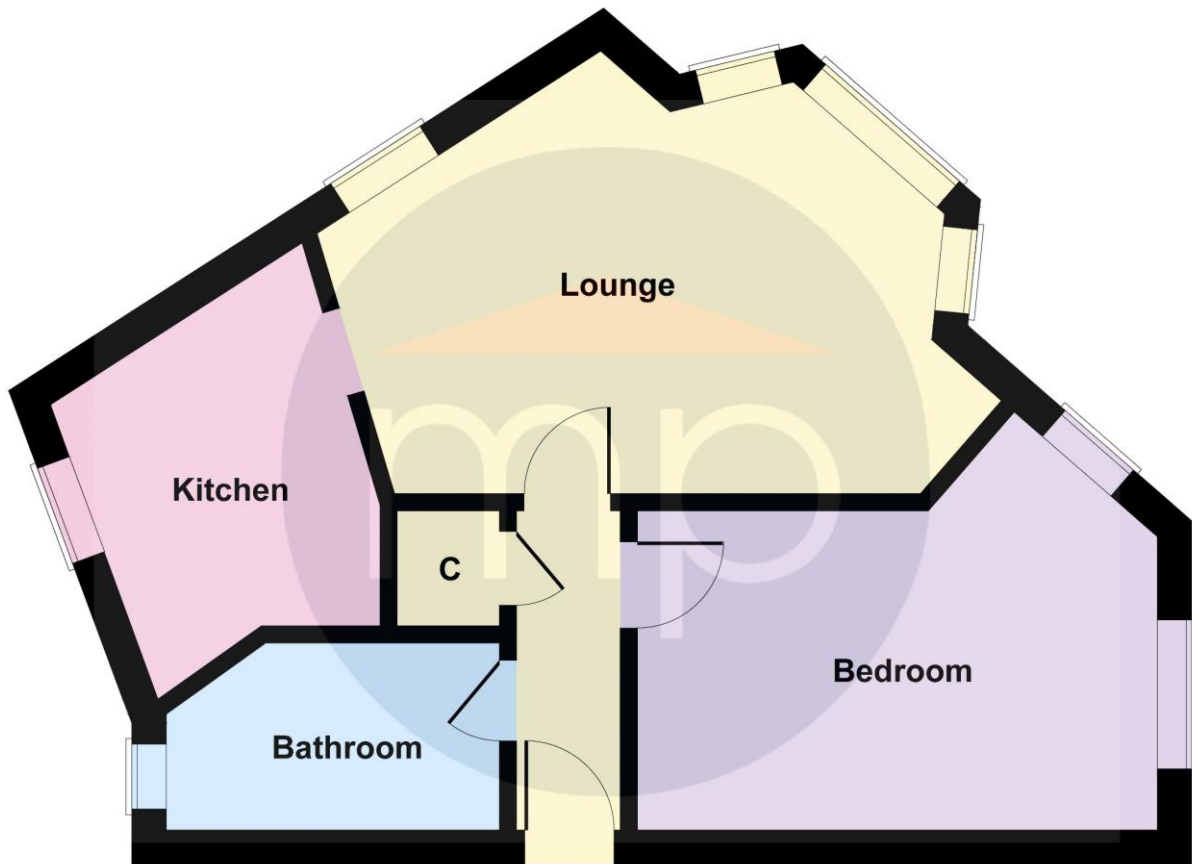
With close coupled toilet, pedestal washbasin, bath, tiled walls and electric chrome towel radiator.

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64-66 Borough Road, Middlesbrough, TS1 2JH

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C	77	80
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales EU Directive 2002/91/EC		



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