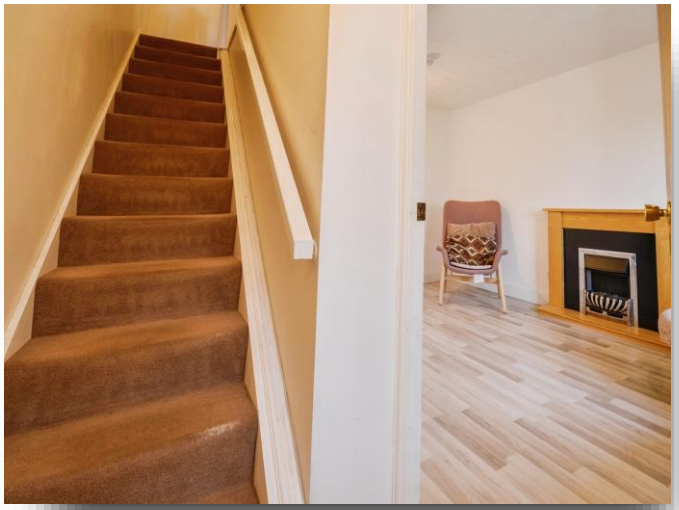






Trinity Mews,Thornaby Stockton-On-Tees TS17 6BQ

manners & harrison

welcome to

Trinity Mews, Thornaby Stockton-On-Tees

Fantastic 3-bedroom end-terrace property in a popular Stockton/Thornaby location. Featuring a spacious lounge, dining room, modern kitchen, front and rear gardens, and bay parking access. Ideally located close to local amenities, the University campus, and excellent transport links.

Entrance Hall
Timber door to front, radiator

Lounge
11' 6" max x 14' 5" max (3.51m max x 4.39m max)
Window to front, radiator, electric fire



Dining Room
8' 6" x 10' 2" (2.59m x 3.10m)
Radiator, under stairs cupboard, timber door to rear

Kitchen
5' 11" x 10' 6" (1.80m x 3.20m)
Window to rear, sink, electric oven with hob and extractor fan, boiler, range of wall and base units, recess for appliances

Landing
Loft hatch access, airing cupboard

Bedroom 1
11' 4" max x 14' 9" max (3.45m max x 4.50m max)
Window to front, radiator, cupboard over stairs



Bedroom 2
7' 4" x 9' 3" (2.24m x 2.82m)
Window to rear, radiator

Bedroom 3
7' 2" max x 7' 7" max (2.18m max x 2.31m max)
Window to rear, radiator

Bathroom
Wash hand basin, low level WC, bath with shower unit, radiator

Rear Garden
Enclosed rear garden, patio, gravel, parking space to rear





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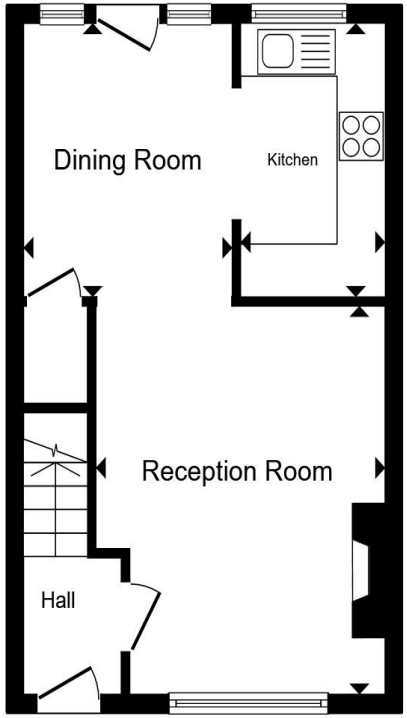
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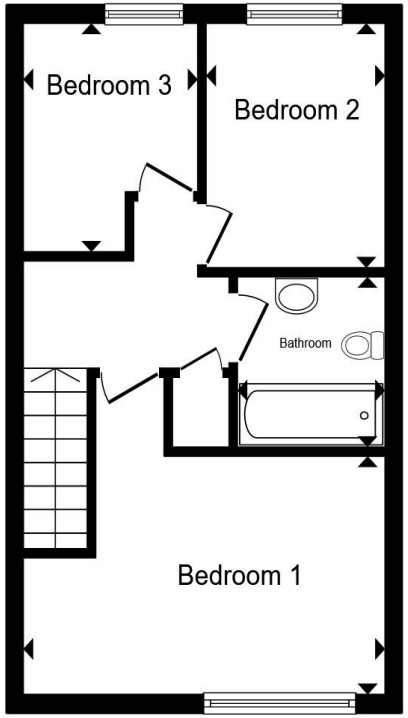
- REAR GARDEN
- OFF-STREET PARKING
- MODERN KITCHEN
- IDEAL FOR A WIDE RANGE OF BUYERS
- CLOSE TO LOCAL AMENITIES

Tenure: Freehold EPC Rating: C
Council Tax Band: C

£115,000



Ground Floor



First Floor

Total floor area 68.4 m² (736 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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The Property Ombudsman

Property Ref:
STO111194 - 0002

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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