



Endsleigh Drive, MIDDLESBROUGH TS5 4RG

welcome to

Endsleigh Drive, MIDDLESBROUGH

Situated in a convenient location with fantastic access to the A19, this well-presented three-bedroom terraced home is perfect for families, first-time buyers, or commuters looking for a property ready to move straight into.

Entrance Hall

Enter through UPVC double glazed door into hallway, radiator, staircase to first floor.

Lounge

14' 7" into bay x 13' 1" (4.45m into bay x 3.99m)
UPVC double glazed bay window to front, radiator, TV point, telephone point.

Dining Room

13' 2" x 9' 2" (4.01m x 2.79m)
UPVC double glazed window to rear, radiator, under stair storage cupboard.

Kitchen

15' 8" x 9' 2" (4.78m x 2.79m)
Range of base and wall units with complementary work surfaces, UPVC double glazed window to side, Belfast style sink with mixer tap, recess for cooker and fridge/freezer, extractor unit.

Landing

Void loft access.

Bedroom 1

14' 9" into bay x 12' 5" (4.50m into bay x 3.78m)
UPVC double glazed bay window to front, radiator.

Bedroom 2

12' 4" x 9' max (3.76m x 2.74m max)
UPVC double glazed window to rear, radiator.

Bedroom 3

9' 5" x 5' 8" (2.87m x 1.73m)
UPVC double glazed window to front, radiator.

Bathroom

UPVC double glazed window to rear, bath with mixer tap and hand held shower attachment, wall mounted shower, UPVC double glazed window to rear, wash hand basin with mixer tap and under storage, toilet, spotlights to ceiling.

Externally Front Garden

Driveway.

Rear Garden

Turfed garden, patio section, decking seating area leading onto summer house.

Summer House

UPVC double glazed windows, UPVC double glazed patio door, electricity throughout, currently used as bar.





view this property online mannersandharrison.co.uk/Property/MAR112159



welcome to

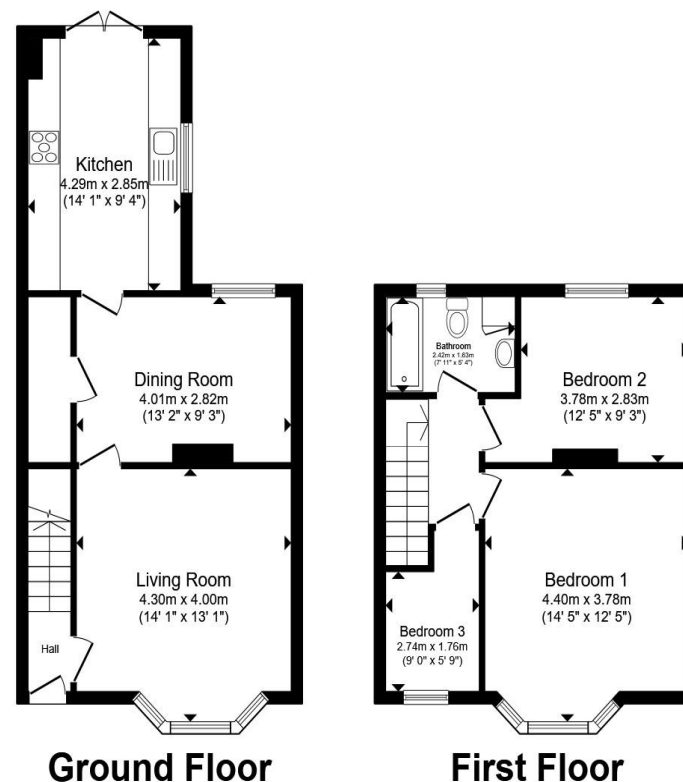
Endsleigh Drive, MIDDLESBROUGH

- IDEAL FOR FIRST TIME BUYERS
- SUMMER HOUSE
- GREAT ACCESS ONTO THE A19
- DRIVEWAY
- REAR GARDEN

Tenure: Freehold EPC Rating: D

Council Tax Band: B

£150,000



Total floor area 85.2 m² (917 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



view this property online mannersandharrison.co.uk/Property/MAR112159



Property Ref:
MAR112159 - 0003

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.

Manners & Harrison is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

manners & harrison



01642 311133



Marion@mannersandharrison.co.uk



30 & 30a Stokesley Road, Marton,
MIDDLESBROUGH, Cleveland, TS7 8DX



mannersandharrison.co.uk