



Keswick Street, Hartlepool TS26 9AY

welcome to

Keswick Street, Hartlepool

This mid-terraced, two bedroom home is conveniently situated close to local amenities and the town centre. Offering excellent potential as a rental property or investment purchase, this home is ideally positioned for a range of buyers.

Entrance Vestibule

Entered via UPVC double glazed door, coved cornicing, door leading into lounge.

Lounge

UPVC double glazed window to front, feature fire with decorative surround and hearth, laminate flooring, coved cornicing, TV point, door leading to kitchen.

Kitchen

UPVC double glazed window to rear, built in understairs storage, space for free standing fridge freezer, wall and base units with complementing working surfaces, stainless steel sink/drain, radiator, inset electric oven, 4 ring electric hob with stainless steel extractor over, tiled flooring.

Rear Lobby

Wooden door that leads to rear yard, tiled flooring, door that leads to family bathroom.

Family Bathroom

UPVC double glazed window to rear, radiator, wash hand basin with tiled splashback, low level low flush WC, bath with part tiled surround, extractor fan.

First Floor Landing

Stairs from inner hallway, UPVC double glazed window to rear, doors leading to both bedrooms.

Bedroom 1

UPVC double glazed window to front, 4 door built in storage cupboard, coved cornicing, radiator.

Bedroom 2

UPVC double glazed window to rear, radiator, coved cornicing, loft hatch access.

Externally

Front

Flat fronted, on street parking.

Rear Yard

Wall enclosed, wooden gate to the rear.

Agents Note

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.





view this property online mannersandharrison.co.uk/Property/HAR118490



welcome to

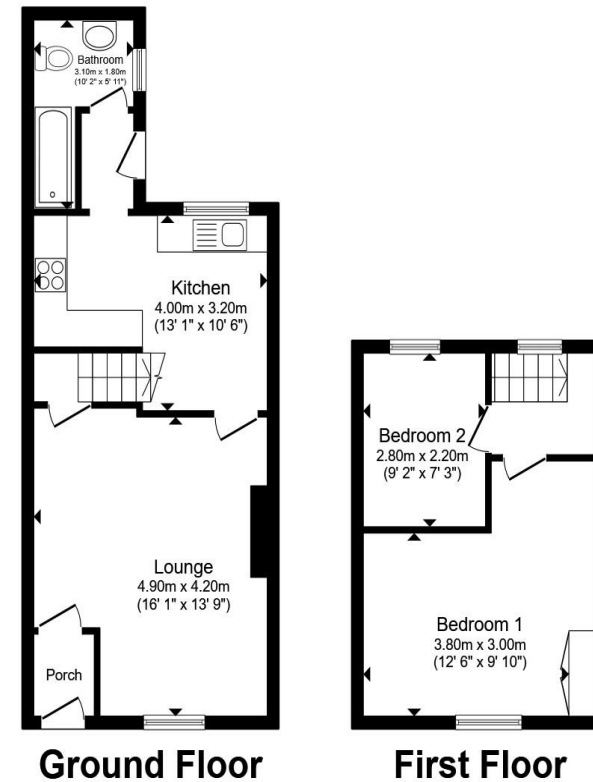
Keswick Street, Hartlepool

- CLOSE TO TOWN CENTRE
- CLOSE TO LOCAL AMENITIES
- ON STREET PARKING
- EXCELLENT POTENTIAL TO RENT
- REAR YARD

Tenure: Freehold EPC Rating: D

Council Tax Band: A

£65,000



Total floor area 63.4 m² (683 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

**manners
& harrison**

view this property online mannersandharrison.co.uk/Property/HAR118490



Property Ref:
HAR118490 - 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



01429 261351



Hartlepool@mannersandharrison.co.uk



Shrewsbury House 129 York Road,
HARTLEPOOL, Durham, TS26 9DW



mannersandharrison.co.uk