

## SURREY STREET, MIDDLESBROUGH, TS1 4QB



- ▲ Chain Free
- ▲ Two Bedroom Room Mid Terrace
- ▲ Freshly Decorated
- ▲ Oven Ready Rental
- ▲ Walking Distance to Teesside University Campus
- ▲ Gas Central Heating with a Combi Boiler
- ▲ Modern Kitchen
- ▲ Modern Bathroom
- ▲ Ideal to Add to a Landlords Portfolio

**£74,950**

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This chain free two bedroom home will be perfect for investors looking for an oven ready property.

Notable features include gas central heating with a combi boiler, UPVC double glazed window, freshly decorated, modern kitchen, two bedrooms and a bathroom with a three piece suite.

The property comprises entrance hall, open plan lounge/diner and kitchen. On the first floor there are two bedrooms and a bathroom. Externally there is a small yard with alleyway access.

### **GROUND FLOOR**

#### **ENTRANCE HALL**

With solid hardwood entrance door, staircase to the first floor and radiator.

**LOUNGE/DINING ROOM - 7.9m (25'11") x 3.8m (12'6") reducing to 2.9m (9'6")**

With two radiators.

#### **KITCHEN - 3.4m x 2.2m (11'2" x 7'3")**

With white wall, drawer, and floor units, roll edge worktop, electric oven, four ring gas hob with splashback tiles, one and a half bowl sink unit, space for washing machine and hardwood door to the rear yard.

### **FIRST FLOOR**

#### **LANDING**

With loft access.

#### **BEDROOM ONE - 3.9m x 3.1m (12'10" x 10'2")**

With radiator.

#### **BEDROOM TWO - 3.8m x 2.2m (12'6" x 7'3")**

With radiator.

#### **BATHROOM - 3.2m x 2.2m (10'6" x 7'3")**

Comprising close coupled WC, pedestal wash hand basin, corner bath, chrome towel radiator, cast iron style radiator and storage cupboard housing the combi boiler.

**TO VIEW: Tel: 01642 254222**

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**EXTERNALLY**

**REAR YARD**

To the rear there is a small courtyard with alley access.

**AGENTS REF:** - TM/LS/MID250477/11092025

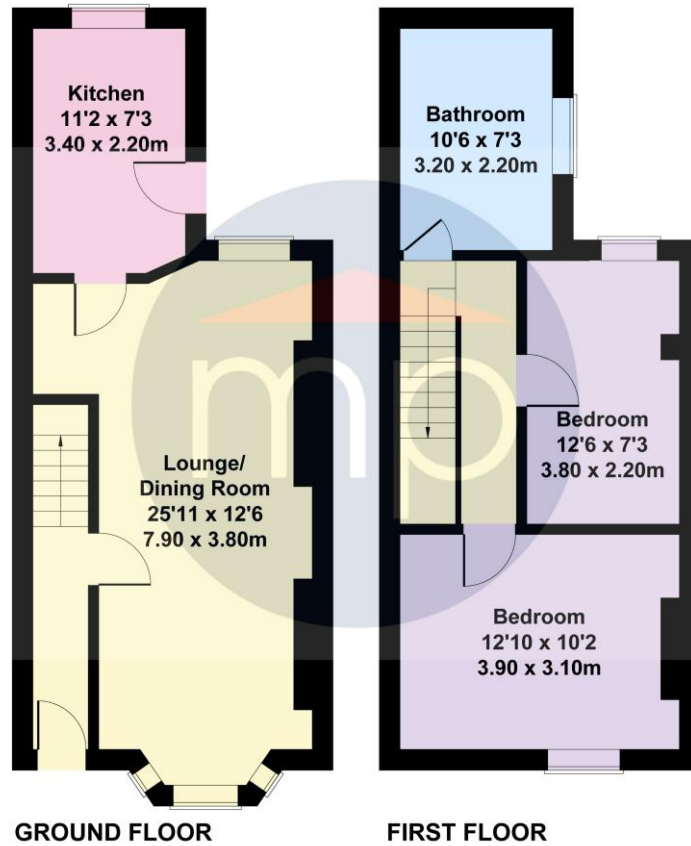
**Council Tax Band:** A      **Tenure:** Freehold

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Tel: **01642 254222**

## 70 Surrey Street

Approximate Gross Internal Area  
775 sq ft - 72 sq m



Not to Scale. Produced by The Plan Portal 2025  
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