

MEDINA GARDENS, BROOKFIELD, MIDDLESBROUGH, TS5 8BN



- ▲ Ideal Purchase for a Buy-To-Let Investor, Young Couple or Single Occupier
- ▲ Central Heating System with a Combi Boiler
- ▲ Modern Kitchen with Stylish Units
- ▲ Bathroom with a Three Piece Suite
- ▲ Two Double Bedrooms
- ▲ Communal Gardens
- ▲ Loft Space for Storage
- ▲ Internal Solid Oak Doors & Fitted Wardrobe with Solid Oak Sliding Doors
- ▲ UPVC Double Glazed Windows & UPVC Front Door

£75,000

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A fantastic purchase for either a first time buyer, young couple or a buy-to-let investor.

Features include central heating system with a combi boiler, internal solid oak doors, master bedroom with fitted wardrobe with solid oak sliding doors, laminate flooring, UPVC double glazed windows and exterior door, modern kitchen and bathroom with a three piece suite.

The property briefly comprises entrance hall, lounge, kitchen, two bedrooms and a bathroom.

ACCOMMODATION

ENTRANCE HALL

With UPVC entrance door, radiator and access to the partially boarded loft space.

LOUNGE - 4.2m x 3.4m (13'9" x 11'2")

With radiator and woodgrain effect laminate flooring.

KITCHEN - 3.5m x 1.9m (11'6" x 6'3")

With woodgrain effect wall, drawer, and floor units, roll edge worktop, space for freestanding four ring electric oven, splashback tiles, stainless steel sink, space for fridge freezer, space for washing machine and radiator.

BEDROOM ONE - 4.2m x 3m (13'9" x 9'10")

With radiator and fitted wardrobe with sliding doors.

BEDROOM TWO - 2.6m x 3.6m (8'6" x 11'10")

With radiator.

BATHROOM - 1.3m x 2.5m (4'3" x 8'2")

Comprising close coupled WC, pedestal wash hand basin, bath, tiled walls, storage cupboard and radiator.

EXTERNALLY

PARKING

Externally there are parking spaces on a first come first served basis.

TO VIEW: Tel: 01642 254222

64-66 Borough Road, Middlesbrough, TS1 2JH

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AGENTS REF: - TM/LS/MID250644/04032026

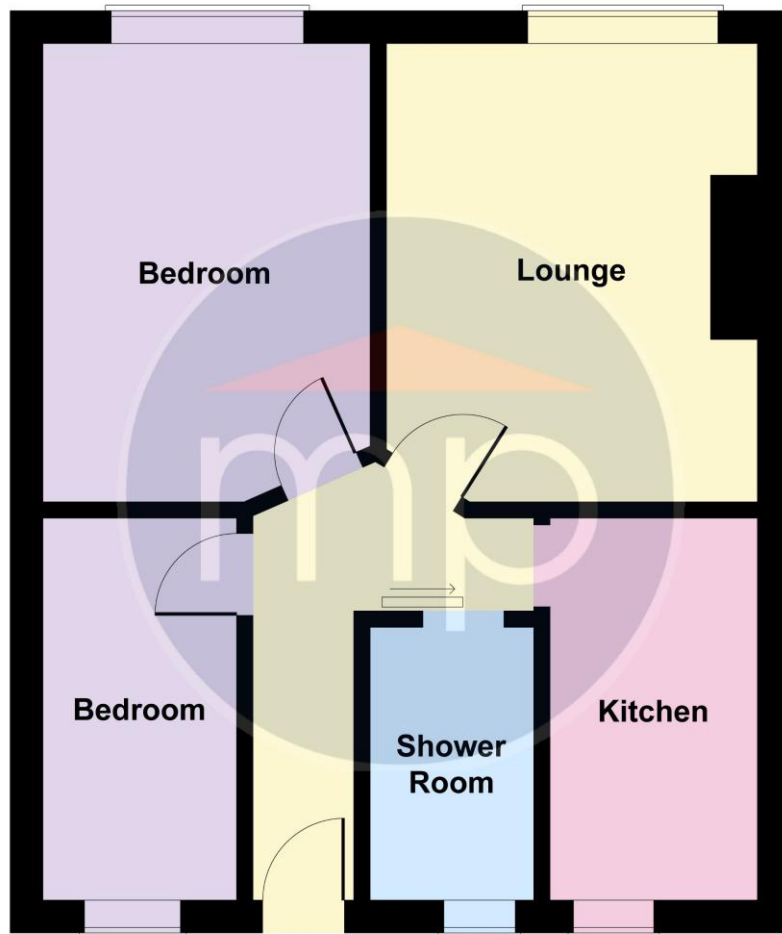
Council Tax Band: A **Tenure:** Leasehold

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		
		71 C	80 C



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