

BIRCHGATE ROAD, LINTHORPE, MIDDLESBROUGH, TS5 5NR



- ▲ Chain Free Sale!
- ▲ Corner Plot Three Bedroom Two Reception Room Bungalow
- ▲ Private Small Rear Garden
- ▲ It's A Blank Canvas for Someone to Create Their Perfect Home
- ▲ Gas Central Heating with A Modern Combi Boiler
- ▲ Converted Garage into A Useful Room Accessible Via the Garden

£210,000

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This chain free sale offers a corner plot three bedroom, two reception room bungalow with a private small rear garden.

Perfect for someone looking to downsize into a home that doesn't have to compromise on space. It's a blank canvas for someone to create their perfect home.

features include three bedrooms, two reception rooms, gas central heating with a modern combi boiler, converted garage into a useful room accessible via the garden and it is in a great location.

The property comprises entrance hall, lounge, dining room, kitchen, three bedrooms and a bathroom. Externally the front and side garden are enclosed with a high brick wall with iron fencing. To the rear there is an enclosed private garden with access to the converted garage.

GROUND FLOOR

ENTRANCE HALL

With solid hardwood entrance door and radiator.

LOUNGE - 3.6m x 4.1m (11'10" x 13'5")

With radiator.

DINING ROOM - 4.1m x 3.3m (13'5" x 10'10")

With radiator and solid hardwood door to the rear garden.

KITCHEN - 3.7m x 2.4m (12'2" x 7'10")

With white wall, drawer, and floor units, roll edge worktop, electric oven, four ring gas hob with stainless steel extractor fan, one and a half bowl stainless steel sink, space for washing machine, and integrated under counter fridge and under counter freezer.

BEDROOM ONE - 3.6m x 4.6m (11'10" x 15'1")

With radiator.

BEDROOM TWO - 3.3m x 2.4m (10'10" x 7'10")

With radiator.

BEDROOM THREE - 2.4m x 2.4m (7'10" x 7'10")

With radiator.

TO VIEW: Tel: 01642 254222

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BATHROOM - 2.2m x 2.4m (7'3" x 7'10")

Comprising close coupled WC, pedestal wash hand basin, bath, radiator, loft access and tiled walls and floor.

EXTERNALLY

GARDENS

To the front and side there is a brick and fence enclosed garden and to the rear there is a private enclosed garden.

MULTIUSE ROOM/CONVERTED GARAGE - 4.9m x 2.9m (16'1" x 9'6")

Accessed via the garden.

AGENTS REF: - TM/LS/MID260198/21042026

Council Tax Band: C **Tenure:** Freehold

TO VIEW: Contact our Middlesbrough office on

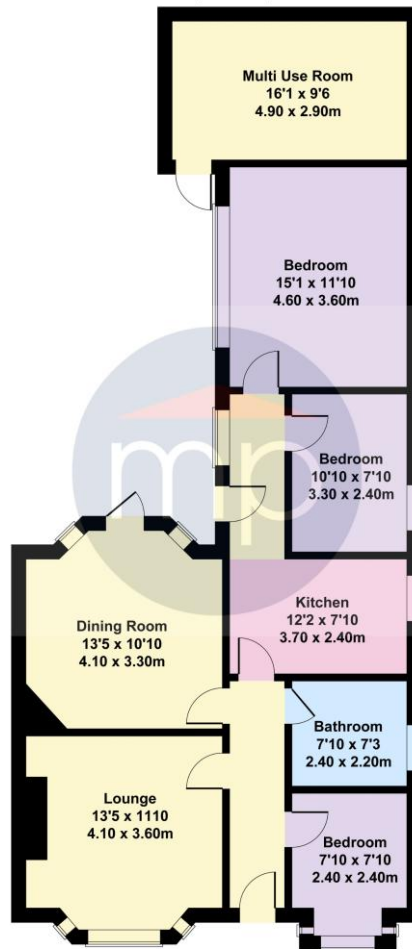
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Approximate Gross Internal Area
1141 sq ft - 106 sq m



Not to Scale. Produced by The Plan Portal 2026
For Illustrative Purposes Only.

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