

BRADHOPE ROAD, BERWICK HILLS, MIDDLESBROUGH, TS3 7BB



- ▲ Chain Free Sale!
- ▲ Three Bedroom, Two Reception Room Semi Detached Home
- ▲ Ideal For First Time Buyers, Families & Investors Alike!
- ▲ Modern Kitchen & Bathroom
- ▲ Currently Tenanted So Landlords Could Take on An Existing Tenant If They'd Wish
- ▲ Conservatory
- ▲ Great Southerly Facing Rear Garden
- ▲ Gas Central Heating with A Combi Boiler

£115,000

www.michaelpoole.co.uk

Michael Poole
sales | lettings | auctions



This three bedroom semi offers a chain free sale! Ideal for first time buyers, families and investors alike! There is currently a tenant in there so landlords could take on an existing tenant if they'd wish.

Notable features include gas central heating with a combi boiler, modern kitchen, conservatory, new roof in recent years, southerly facing rear garden, bathroom with a three piece suite and three good sized bedrooms.

The property comprises entrance hall, lounge, dining room, kitchen and outhouses. The first floor has three bedrooms and a bathroom. Externally there is a good sized rear garden that is southerly facing.

GROUND FLOOR

HALLWAY

With under stairs cupboard plus a range of overhead cupboards.

LOUNGE - 4.14m x 3.76m (13'7" x 12'4")

With picture window with views over the garden. Modern fireplace with coal effect electric fire.

COVERED PASSAGEWAY - 4.22m x 1.4m (13'10" x 4'7")

With cold water tap and a range of wall units. Front and rear access doors. Connecting door to a separate low flush WC, door to storage area and door to larger storage area measuring 8'7 x 5'8.

DINING/FAMILY ROOM - 3.02m x 2.9m (9'11" x 9'6")

With sliding double glazed patio doors leading to the conservatory.

CONSERVATORY - 3.12m x 2.03m (10'3" x 6'8")

Double doors opening to the rear garden.

KITCHEN - 3.05m x 2.67m (10' x 8'9")

Kitchen with an attractive range of units with soft closing doors, built-in fan assisted electric oven and halogen hob. Space for fridge freezer and plumbing for an automatic washing machine. Dual aspect windows. Connecting door to covered passageway.

TO VIEW: Tel: **01642 254222**
64-66 Borough Road, Middlesbrough, TS1 2JH

www.michaelpoole.co.uk



BRADHOPE ROAD, TS3 7BB

FIRST FLOOR

LANDING

Cupboard housing the wall mounted gas central heating boiler. Access to the loft space.

BEDROOM ONE - 3.76m x 3.05m (12'4" x 10')

With built-in cupboard.

BEDROOM TWO - 3.66m x 3.18m (12' x 10'5")

With built-in cupboard.

BEDROOM THREE - 2.64m x 2.46m (8'8" x 8'1")

Please note these measurements include the over stair unit.

BATHROOM - 1.68m x 1.83m (5'6" x 6')

With modern white three-piece suite with mixer shower over the bath with curtain and rail. Tiled walls and PVC panelled ceiling.

EXTERNALLY

GARDENS

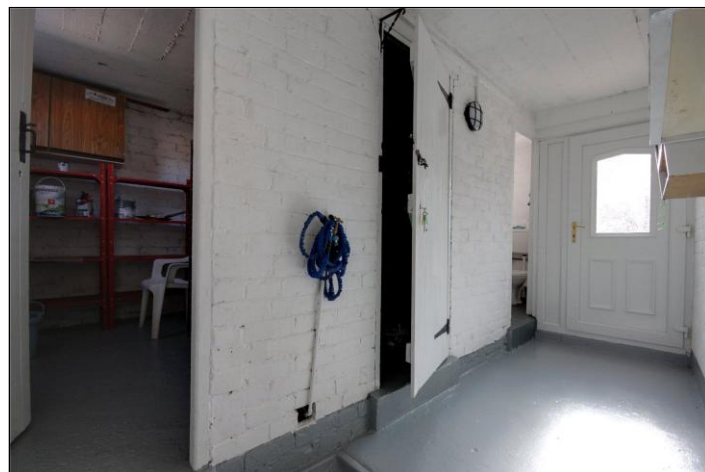
Externally the property occupies an elevated position with Indian sandstone pathways which give access to the well-presented front garden which offers a low maintenance option. The rear enclosed garden incorporates lawn, conifers, gravelled beds, cold water tap and fencing and again offers an easy care option.

AGENTS REF: - KW/LS/LET200012/21092020

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

TO VIEW: Contact our Middlesbrough office on

Tel: **01642 254222**

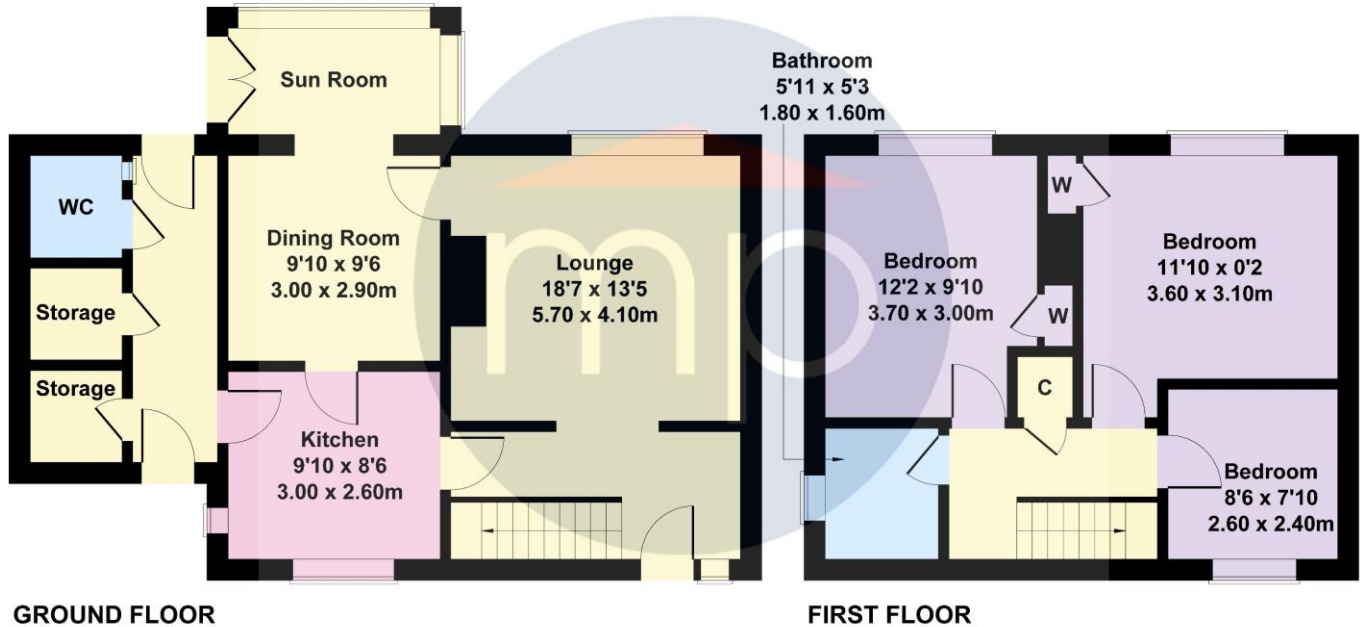


BRADHOPE ROAD, TS3 7BB



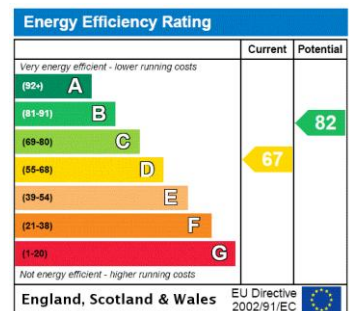
10 Bradhope Road

Approximate Gross Internal Area
947 sq ft - 88 sq m
(Excluding WC & Storage)



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

The information provided about this property does not constitute or form part of an offer or contract, nor may it be regarded as representations. All interested parties must verify accuracy and your solicitor must verify tenure and lease information, fixtures and fittings and, where the property has been recently constructed, extended or converted, that planning/building regulation consents are in place. All dimensions are approximate and quoted for guidance only, as are floor plans which are not to scale, and their accuracy cannot be confirmed. Reference to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose. We offer our clients an optional conveyancing service, through panel conveyancing firms, via MWU and we receive on average a referral fee of one hundred and thirty pounds, only on completion of the sale. If you do use this service, the referral fee is included within the amount that you will be quoted by our suppliers. All quotes will also provide details of referral fees payable.



TO VIEW: Contact our Middlesbrough Office on Tel: **01642 254222**
64-66 Borough Road, Middlesbrough, TS1 2JH