

NEWSTEAD ROAD, MIDDLESBROUGH, TS4 2HJ



- ▲ Chain Free Sale!!
- ▲ Three Bedroom Semi Detached Home with Two Bath/Shower Rooms
- ▲ Ideal For First Time Buyers, Families & Landlords Alike!
- ▲ Modern Kitchen
- ▲ Good Sized Rear Garden
- ▲ Walking Distance to Teesside University Campus
- ▲ Gas Central Heating with A Quality Baxi DuoTec Combi Boiler

£125,000

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Chain free sale!!

This two bedroom semi-detached home is ideal for first time buyers, young couples and investors alike!

Notable features include gas central heating with a quality Baxi DuoTec combi boiler, good sized rear garden, ground floor bedroom with en-suite, two first floor double bedrooms and a modern stylish bathroom on the first floor and is in walking distance to Teesside University Campus.

The property comprises entrance hall, lounge, dining room, kitchen, bedroom and en-suite. On the first floor there are two bedrooms and a bathroom.

GROUND FLOOR

ENTRANCE HALL

Solid hardwood entrance door, staircase to the first floor, radiator and storage cupboard.

LOUNGE

KITCHEN DINER

With white wall, drawer, and floor units, roll edge worktop, space for freestanding seven ring gas cooker, extractor fan, space for fridge freezer, space for washing machine, stainless steel sink, and UPVC patio door to the rear garden.

BEDROOM THREE

EN-SUITE

Comprising close coupled WC, pedestal wash hand basin with mixer tap, shower cubicle with electric shower, tiled walls and extractor fan.

FIRST FLOOR

LANDING

With loft access via a dropdown ladder.

BEDROOM ONE

BEDROOM TWO

TO VIEW: Tel: **01642 254222**

64-66 Borough Road, Middlesbrough, TS1 2JH

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BATHROOM

Comprising close coupled WC, pedestal wash hand basin with mixer tap, shower bath, radiator and extractor fan.

EXTERNALLY

To the front there is a brick boundary wall with iron fencing and to the rear there is a fence enclosed patio garden with alleyway access and outhouse.

BUYERS IDENTIFICATION CHECK(S)

Should a purchaser(s) have an offer accepted on a property marketed by Michael Poole Estate Agents they will need to undertake an identification check. This is done to meet our obligation under Anti Money Laundering Regulations (AML) and is a legal requirement. We use a third party service to verify your identity; this is not a credit check and will have no effect on credit history. The cost of these checks is £36 inc. VAT per buyer, which is paid in advance, when an offer is agreed and prior to a sales memorandum being issued. This charge is non-refundable.

AGENTS REF: - TM/LS/MID260321/08072026

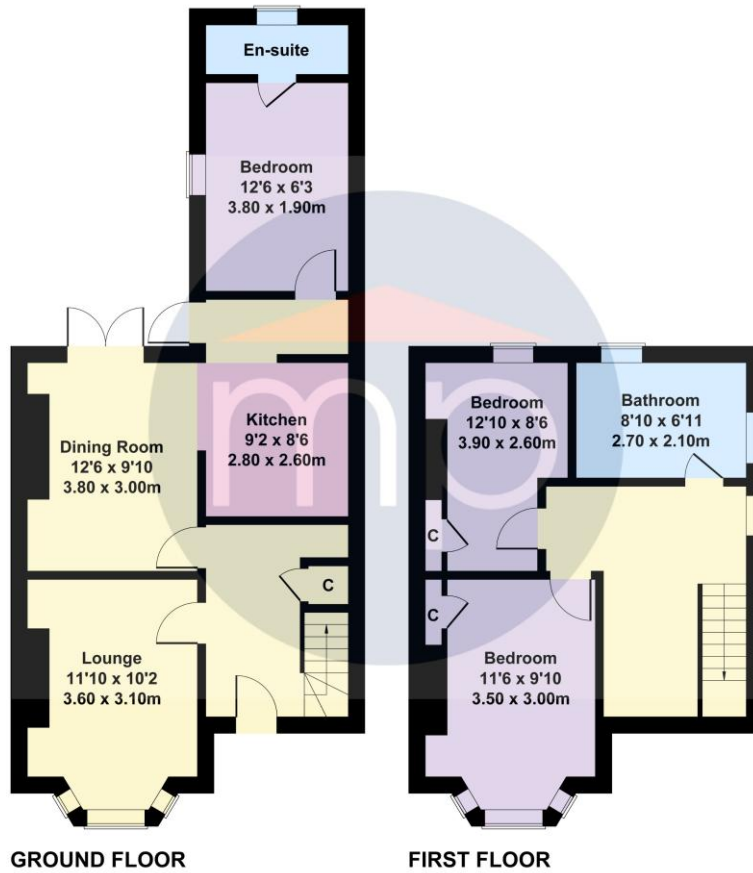
Council Tax Band: A **Tenure:** Freehold

TO VIEW: Contact our Middlesbrough office on
Tel: 01642 254222



22 Newstead Road

Approximate Gross Internal Area
1076 sq ft - 100 sq m



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.



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