



71 Hoskins Lane

Scholars Rise, Middlesbrough, TS4 3GL

Located in a highly favoured modern development within close proximity of JAMES COOK UNIVERSITY HOSPITAL, COMMUTER LINKS and an abundance of AMENITIES on your doorstep. This 3 BEDROOM house would make an ideal home for a family or young professionals working at the Hospital. The property is within walking distance of STEWARTS PARK where you can enjoy all the history linked to Captain Cook. The GAS CENTRALLY HEATED accommodation benefits from 3 BEDROOMS with EN-SUITE to the MASTER, MODERN FITTED KITCHEN with APPLIANCES INCLUDED. The property also benefits from a DOWNSTAIRS CLOAKS/WC, BRIGHT AND AIRY LIVING ROOM & CONTEMPORARY FAMILY BATHROOM. Other features include front and rear garden, uPVC double glazing throughout and DESIGNATED PARKING. Sorry no smokers.

£900 PCM

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- NEWLY DECORATED
- 3 BEDROOMS
- GREAT LOCATION
- INTEGRATED APPLIANCES
- GAS CENTRAL HEATING
- ALLOCATED PARKING

Hallway

Lounge/Diner

13'9" x 15'9" (4.19 x 4.80)

Downstairs WC

Kitchen

11'1" x 8'7" (3.38 x 2.62)

First Floor Landing

Master Bedroom

11'3" x 8'10" (3.43 x 2.69)

Ensuite

Bedroom 2

9'2" x 8'3" (2.79 x 2.51)

Bedroom 3

7'3" x 6'3" (2.21 x 1.91)

Bathroom

6'2" x 6'8" (1.88 x 2.03)

Externally

EPC Note



Directions





Floor Plan

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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