



12A Bentley Wynd , Yarm, TS15 9BS

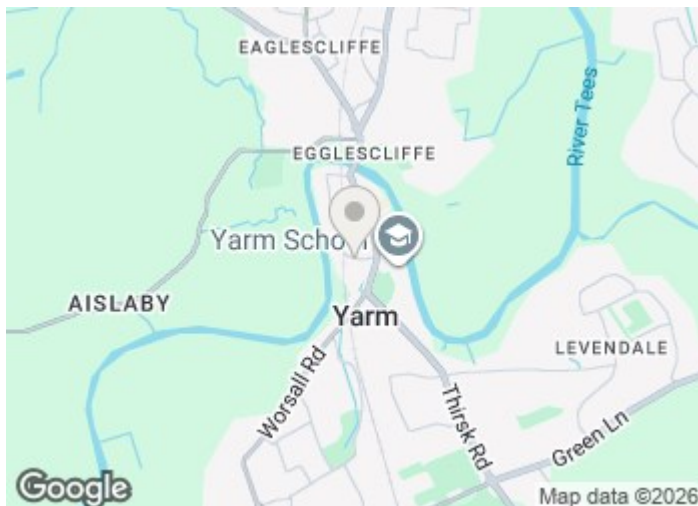
AVAILABLE NOW - SORRY NO PETS OR SMOKERS This splendid 2-bedroom, 2-bathroom newly built mid-terraced property awaits you in the highly regarded and sought-after area of YARM. With an exceptional location, you'll find yourself living in a vibrant community, close to all the amenities you desire. Step inside to discover a beautifully designed interior with neutral decor, ready to accommodate any style of furniture you bring along. The tastefully done decor provides a perfect backdrop, allowing you to add your personal touch and create a cozy and inviting living space. The property includes a welcoming hallway. Convenience is at its peak with a downstairs WC, adding an extra touch of practicality for you and your guests. A stylish kitchen is equipped with modern appliances and ample storage space. The spacious lounge/diner is perfect for entertaining friends and family, and the elegant French doors lead out to a low maintenance rear garden, offering a seamless transition from indoor to outdoor living, ideal for relaxation and gatherings. Upstairs, you'll find two generously sized bedrooms with fitted wardrobes, both with full bathrooms, including showers. This feature ensures maximum comfort and privacy for all occupants, making mornings and evenings hassle-free. This property comes with parking space for two vehicles, eliminating the stress of searching for a spot after a long day. An added bonus of an electric charging point. Surrounded by picturesque landscapes and situated in a great location, this home is the epitome of modern living combined with convenience.

£1,100 PCM

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- 2 BEDROOM, 2 BATHROOM
- MID TERRACED PROPERTY
- NEWLY BUILT
- HIGH END FINISH
- GREAT LOCATION
- STYLISH THROUGHOUT
- REAR GARDEN
- DOUBLE PARKING, AND ELECTRIC CHARGING POINT



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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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	