



35 Kildwick Grove Park End, Middlesbrough, TS3 7SD

AVAILABLE NOW - SORRY NO SMOKERS & NO PETS

This well presented three-bedroom semi-detached family home is located in the popular residential area of Park End, Middlesbrough, within easy walking distance of local supermarkets, schools and leisure facilities.

This unfurnished property briefly comprises an entrance hall, lounge and kitchen, with three well-proportioned bedrooms and a family bathroom with a separate shower on the first floor.

Additional benefits include combi gas central heating and uPVC double glazing throughout.

Externally, the home offers gardens to the front, side and rear, with an enclosed south-westerly facing rear garden and patio, ideal for enjoying the afternoon and evening sun.

£675 PCM

35 Kildwick Grove

Park End, Middlesbrough, TS3 7SD



- 3 BEDROOMS
- SEMI-DETACHED HOUSE
- BATHROOM WITH SEPARATE SHOWER
- COMBI GAS CENTRAL HEATING
- DOUBLE GLAZED
- SOUTH WESTERLY FACING ENCLOSED GARDEN
- CLOSE TO LOCAL AMENITIES
- AVAILABLE NOW

Hall

Lounge

13'11" x 12'6" (4.24 x 3.81)

Kitchen

6'10" x 19'11" (2.08 x 6.07)

Bedroom 1

10'8" x 12'6" (3.25 x 3.81)

Bedroom 2

9'1" x 9'2" (2.77 x 2.79)

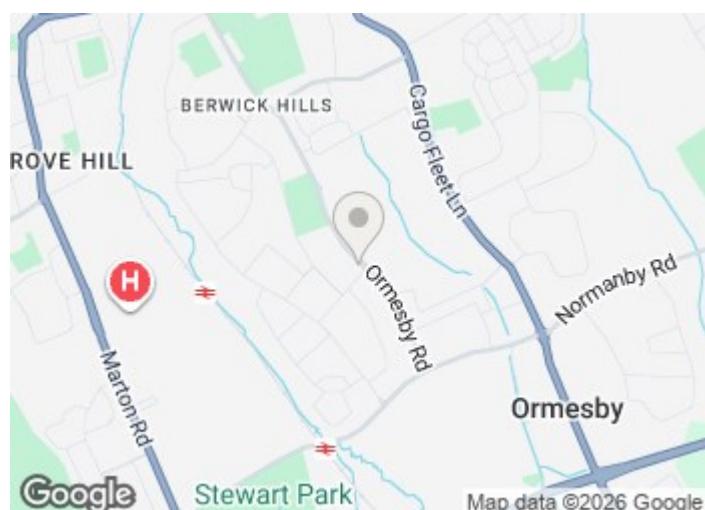
Bedroom 3

6'11" x 11'2" (2.11 x 3.40)

Bathroom

6'9" x 8'5" (2.06 x 2.57)

Externally



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 firms employment has the authority to make or give any representation or warranty in respect of the property.

101 High Street, Yarm, TS15 9BB
Tel: 01642 248248 Email: lettings@gowlandwhite.co.uk <https://www.gowlandwhite.co.uk/>

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		83
(69-80) C		
(55-68) D	67	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	