


116 BRAEMAR ROAD  
BILLINGHAM, TS23 2AP

£750 PCM

\*\* AVAILABLE 18th JULY 2026 \*\* THREE BEDROOMS \*\* MODERN KITCHEN & BATHROOM \*\* LARGE L-SHAPED LOUNGE \*\* UPVC WINDOWS & DOORS \*\* SOUTH FACING REAR GARDEN \*\* LANDSCAPED GARDENS & DRIVEWAY \*\* ENERGY RATING C \*\* COUNCIL TA BAND A (£1740.93) \*\*

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Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			<b>86</b>
(55-68) <b>D</b>		<b>72</b>	
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC 	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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