



## 122 LONDONDERRY ROAD

STOCKTON-ON-TEES, TS19 0ET

£700

Deceptively spacious three bedroom semi detached, two reception room house close to Stockton town centre and railway station. Benefitting from double glazing and gas combi central heating the accommodation briefly comprises; entrance hall, two reception rooms, modern kitchen, three first floor bedrooms & bathroom. There is an enclosed garden to the rear. Awaiting Energy rating. Council tax band A £1634.11pa

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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	

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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