



St Barnabas Road
Linthorpe

£95,000

ENERGY RATING: E-53

**** ATTENTION INVESTORS AND FIRST TIME BUYERS **** Drummonds are delighted to market this two bedroom mid terrace house situated on this popular road in Linthorpe and located close to local shops, schools and amenities. The property benefits from gas fired central heating serving radiators and 'Baxi' combi boiler. The living accommodation briefly comprises; hallway, two reception rooms, kitchen, rear lobby and bathroom/WC. To the first floor there are two bedrooms. There is an enclosed yard to the rear of the property. Council Tax Band A £1698.70 pa * Energy Rating E** NO ONWARD CHAIN **



- Two Bedrooms • Two Reception Rooms • Terraced house • Gas Combi Central Heating UPVC Double Glazing

ENTRANCE HALLWAY

Front aspect solid door leading to hallway. Staircase to first floor, laminate flooring and a radiator.

RECEPTION ROOM ONE

Front aspect UPVC double glazed window. Feature fireplace with wooden surround, laminate flooring and radiator.

RECEPTION ROOM TWO

Rear aspect UPVC double glazed window. Feature fireplace with wooden surround, laminate flooring and radiator. Under stairs meter/storage cupboard.

KITCHEN

Side aspect UPVC double glazed window. A range of base and wall units with rolled worktop incorporating stainless steel sink and mixer tap. Space for fridge freezer, cooker and washing machine. Tiled flooring.

REAR HALLWAY

Side aspect UPVC double glazed door leading to back yard. Tiled flooring.

BATHROOM

Side aspect UPVC double glazed window. Modern white suite comprising; Panel enclosed bath with shower over, pedestal sink and low level WC. Cupboard housing Combi boiler and a chrome heated towel rail.

FIRST FLOOR LANDING

Rear aspect UPVC double glazed window and access to loft.

BEDROOM ONE

Front aspect UPVC double glazed window and radiator.

BEDROOM TWO

Rear aspect UPVC double glazed window. Feature fireplace with wooden surround and a radiator.

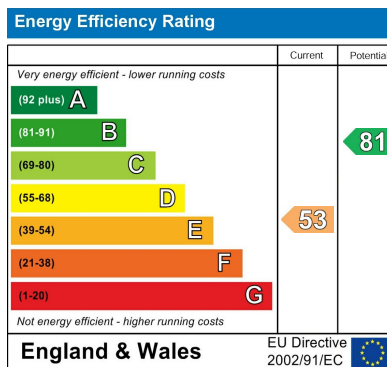
EXTERNALLY

Yard to rear.



- Great Location for Teesside University & James Cook Hospital
- Close to Local Shops & Facilities
- Council Tax Band A £1698.70pa
- Energy Rating E
- NO CHAIN





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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