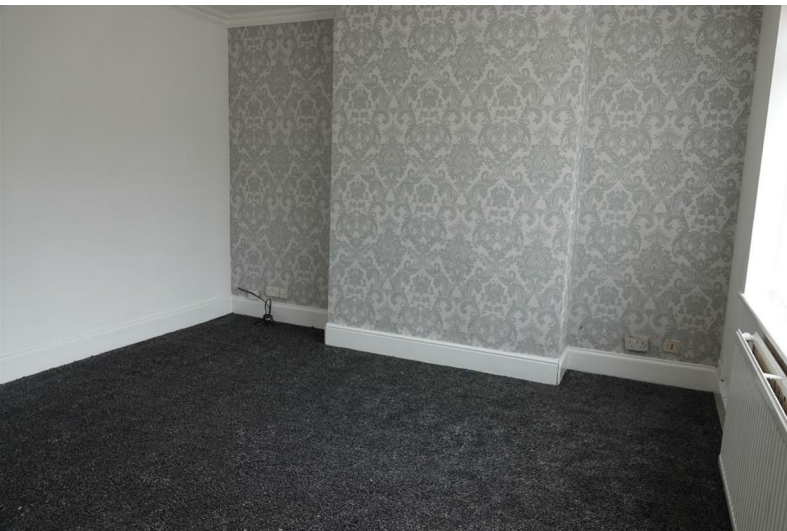




40 Millbrook Avenue

, Middlesbrough, TS3 9DZ

£550 PCM



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Reception Room

The living room is positioned to the front of the property and offers a bright and comfortable space. A large window allows for plenty of natural light, while the neutral décor and feature wallpapered chimney breast create a welcoming focal point. The room is well-proportioned and easily accommodates a range of lounge furniture.

Kitchen

To the rear, the kitchen provides a range of base units with contrasting work surfaces and tiled splashbacks. There is ample space for freestanding appliances and food preparation, along with a stainless-steel sink positioned beneath the window overlooking the rear aspect. The layout offers good storage and scope for modernisation if desired.

Utility

Beyond the kitchen is a useful rear hall/utility space with additional storage units and access to the ground floor WC.

Bedroom One

The main bedroom is a generous double room positioned at the front of the property. It features neutral décor, fitted storage

cupboards, and a large window allowing for excellent natural light. There is ample space for a double bed and additional bedroom furniture.

Bedroom Two

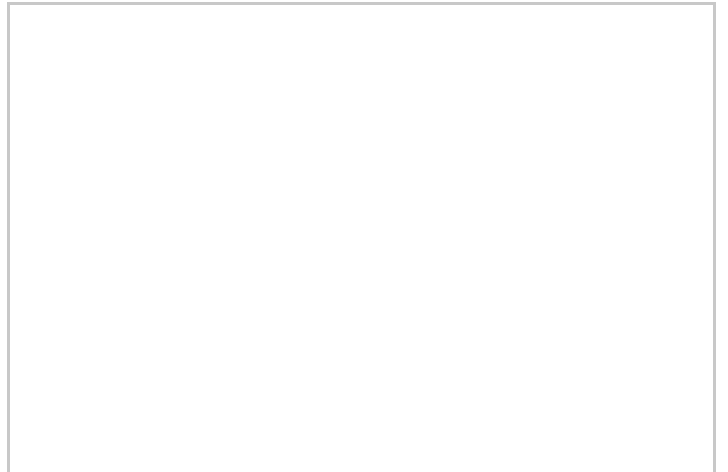
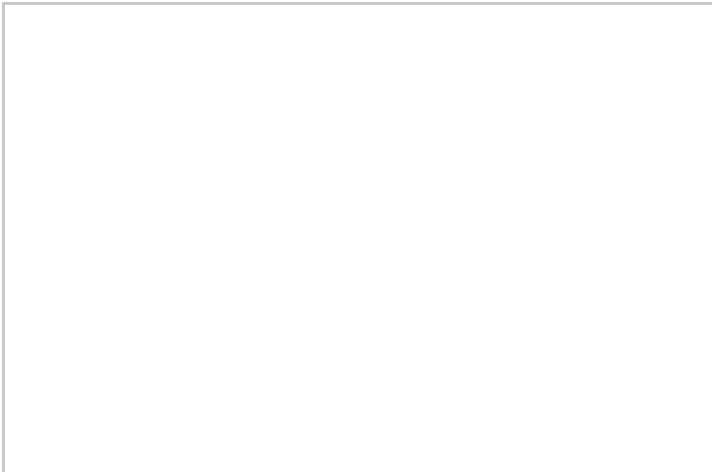
The second bedroom is a well-proportioned single room overlooking the rear. It benefits from a bright, neutral finish and would make an ideal guest room, nursery, or home office.

Bedroom Three

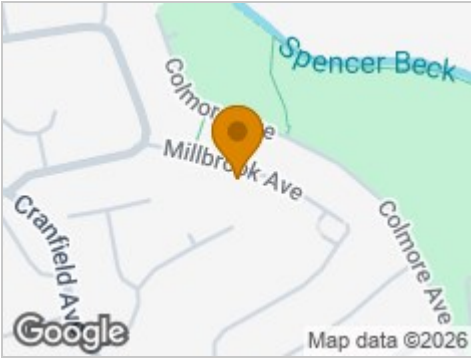
The third bedroom is a well-proportioned single room overlooking the rear. It benefits from a bright, neutral finish and would make an ideal guest room, nursery, or home office.

Bathroom

The family bathroom comprises a panelled bath with mixer taps, pedestal wash basin, and low-level WC. The space is finished with easy-maintenance wall panelling and benefits from a frosted window providing natural light and ventilation.



Road Map



Hybrid Map



Terrain Map



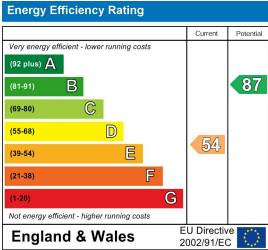
Floor Plan



Viewing

Please contact our Middlesbrough Office on 01642 462153 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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.