

HUNTERS[®]

HERE TO GET *you* THERE



Hedley Street

, Guisborough, TS14 6EG

£695 PCM



Council Tax: A

GROUND FLOOR

KITCHEN

DINING ROOM

LOUNGE/DINER

HALL

CUPBOARD

CUPBOARD

1ST FLOOR

BEDROOM

BEDROOM

BATHROOM

LANDING

2ND FLOOR

STAIRS

STORAGE

BEDROOM

EAVES STORAGE

EAVES STORAGE

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

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Energy Efficiency Rating

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		

EU Directive 2002/91/EC

England & Wales

Environmental Impact (CO₂) Rating

Rating	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		

EU Directive 2002/91/EC

England & Wales

Please contact our Hunters Teesside Lettings Office
on 01642 217524 if you wish to arrange a viewing appointment
for this property or require further information.

- 2 FIRST FLOOR BEDROOMS ■ UNFURNISHED
& 1 SECOND FLOOR
BEDROOM
- OPEN PLAN LOUNGE/DINER ■ KITCHEN
- REAR YARD ■ BATHROOM
- PERMIT PARKING ■ GAS CENTRAL HEATING



Nestled on Hedley Street in Guisborough, this delightful mid-terrace house offers a perfect blend of comfort and convenience. Built in the late 1940s, the property boasts a spacious layout that is ideal for families or those seeking extra room to breathe.

Upon entering, you are welcomed into a generous open plan lounge diner, which creates a warm and inviting atmosphere for both relaxation and entertaining. The two reception rooms provide ample space for various activities, whether it be hosting friends or enjoying quiet evenings at home.

The property features three well-proportioned bedrooms, ensuring that there is plenty of room for everyone. The bathroom is conveniently located, catering to the needs of the household with ease.

One of the standout features of this home is its proximity to local amenities. Residents will find themselves just a short stroll away from shops, schools, and parks, making daily life both convenient and enjoyable.

Additionally, permit parking is available, providing peace of mind for those with vehicles.

This spacious property on Hedley Street is a wonderful opportunity for anyone looking to settle in a friendly community while enjoying the comforts of a well-designed home. Don't miss the chance to make this charming house your new home.

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

Tenure:
Lease Years Remaining:
Annual Ground Rent:
Review Period:
Review Increase:
Service Charge:
Shared Ownership:
Ownership Share:

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