



Paris Place, Marton-In-Cleveland Middlesbrough TS7 8RN

welcome to

Paris Place, Marton-In-Cleveland Middlesbrough

Situated in the popular Marton area, this three-bedroom semi-detached bungalow offers excellent potential for buyers looking to modernise and create a home to their own taste.

Entrance Hall

Enter through UPVC double glazed door into hallway, cupboard housing electric and gas meter, radiator, hatch access to loft space, two storage cupboards.

Lounge

10' 11" excl chimney breast x 15' 3" (3.33m excl chimney breast x 4.65m)
UPVC double glazed windows to front, electric fireplace, radiator.

Kitchen/Dining Area

21' 4" x 9' 4" (6.50m x 2.84m)
Fully fitted kitchen, sink with draining board, four ring electric hob, integral double electric oven, recess for fridge/freezer, recess for washer/dryer, UPVC double glazed patio sliding doors to rear.

Bedroom 1

8' 7" x 7' 7" (2.62m x 2.31m)
UPVC double glazed window, radiator.

Bedroom 2

10' 10" x 12' 2" (3.30m x 3.71m)
UPVC double glazed window to rear, two fitted cupboards, coving, radiator.

Bedroom 3

13' 2" x 8' 9" (4.01m x 2.67m)
UPVC double glazed window to rear, radiator, coving, dado rail.

Bathroom

Wooden double glazed frosted window, pedestal style hand basin, toilet, walk in shower, radiator.

Externally Rear Garden

Half paved patio, laid to lawn, shed, garage to side.

Front Garden

Low maintenance garden, patio, driveway to side.





view this property online mannersandharrison.co.uk/Property/MAR112181



welcome to

Paris Place, Marton-In-Cleveland Middlesbrough

- NO ONWARD CHAIN
- GREAT FOR BUYERS LOOKING TO MODERNISE
- THREE WELL-PROPORTIONED BEDROOMS
- GARAGE
- DRIVEWAY

Tenure: Freehold EPC Rating: D

Council Tax Band: C

£180,000

view this property online mannersandharrison.co.uk/Property/MAR112181



Property Ref:
MAR112181 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Manners & Harrison is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.


manners & harrison



01642 311133



Marion@mannersandharrison.co.uk



30 & 30a Stokesley Road, Marton,
MIDDLESBROUGH, Cleveland, TS7 8DX



mannersandharrison.co.uk