



**Jubilee Way, Stockton-On-Tees TS18 2FJ**

**welcome to**

## **Jubilee Way, Stockton-On-Tees**

Well-presented 2-bedroom semi-detached home featuring a spacious reception room, family bathroom, and two double bedrooms, both with en-suites, one with a bath. Benefits include a private driveway, front garden, and enclosed rear garden. Ideal for first-time buyers or investors.

### **Entrance Hall**

Composite door, radiator

### **Cloakroom**

WC, toilet, sink, radiator

### **Lounge**

16' 6" max x 13' 5" max ( 5.03m max x 4.09m max )  
Rear window, french doors, radiator, cupboard,  
bespoke sharps units with a 15 year guarantee,  
remote controlled lighting

### **Kitchen**

5' 10" x 10' 1" ( 1.78m x 3.07m )  
Wall and base units, gas oven, hob, sink, recess for  
appliances, front elevation window

### **Landing**

Radiator, loft hatch

### **Bedroom 1**

9' x 10' 11" ( 2.74m x 3.33m )  
Fitted wardrobe and storage, rear elevation  
windows, radiator

### **En Suite**

Sink, toilet, bath over electric shower, radiator

### **Bedroom 2**

10' 6" max x 9' 8" max ( 3.20m max x 2.95m max )  
Front elevation window, radiator, cupboard

### **En Suite**

Toilet, sink, shower cubicle, front elevation window,  
radiator

### **Front Garden**

Driveway with 2 spaces

### **Rear Garden**

Decking, astro, shed, enclosed fence

### **Agents Note 1:**

This property is shared ownership at 25%. Please  
contact the branch for more details.

### **Agents Notes 2:**

Please note that an AML fee is chargeable once an  
offer is accepted to cover the cost of carrying out  
the required identity and anti-money laundering  
checks.





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## Jubilee Way, Stockton-On-Tees

- SHARED OWNERSHIP AT 25%
- TWO ENSUITES
- ENCLOSED REAR GARDEN
- DRIVEWAY
- CLOSE TO AMENITIES

Tenure: Leasehold EPC Rating: B

Council Tax Band: B Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

**£155,000**



Total floor area 64.2 m<sup>2</sup> (691 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)

  
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Property Ref:  
STO116289 - 0005

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.

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**01642 606161**



[Stockton@mannersandharrison.co.uk](mailto:Stockton@mannersandharrison.co.uk)



23 High Street, STOCKTON-ON-TEES,  
Cleveland, TS18 1SP



[mannersandharrison.co.uk](http://mannersandharrison.co.uk)