



Maddren Way Linthorpe Middlesbrough TS5 5BD **Monthly Rental Of £500**

- 2ND FLOOR APARTMENT
- 1 BEDROOM
- ENTRY PHONE
- UNFURNISHED

- PRIVATE BALCONY
- DOUBLE GLAZING
- VIEWING RECOMMENDED
- BOND £425

Thinking of Selling? Contact us today for your FREE VALUATION

Well presented modern second floor apartment with private balcony in the popular Linthorpe area. Viewing highly recommended.

ENTRANCE HALL

Laminate flooring, radiator

LOUNGE/KITCHEN 9' 9" x 18' 6" (2.97m x 5.64m)

Open plan living, lounge area benefits from large Upvc double glazed window, Kitchen area is fitted with a range of pine base and wall units with chrome handles, contrasting black marble effect worktops with mosaic style tiled splashbacks, stainless steel inset single drainer sink unit with mixer tap, integrated stainless steel oven, breakfast bar, Upvc double glazed window, laminate flooring throughout

BEDROOM 9' 0" x 9' 2" (2.74m x 2.79m)

Upvc double glazed french doors leading onto balcony, electric wall heater, walk in dressing area with built in robes and storage cupboard

BATHROOM

White modern suite comprising bath with electric shower over, wash hand basin, wc, heated towel rail

EXTERNALLY

Allocated parking space

EPC Note

The Energy Efficiency Rating for this property is C. The full EPC is available on request.



AGENT'S NOTES: 1. Photographs may contain items not included in sale. 2. All measurements are approximate. 3. Gowland White have not tested any services or equipment in this property. 4. The accuracy of these particulars, whilst believed to be correct, is not guaranteed. They do not form a contract or any part of a contract and should not be relied on as a statement of fact.