



80 Wicklow Street

Middlesbrough, TS1 4RQ

Offers in the region of £70,000



Potentially Four Bedrooms With Vacant Possession/No Chain - An Ideal Investment Opportunity/Potential HMO. Refurbishment Opportunity. Valid EICR Cert EXP 2028 & Valid Gas Safety Cert. EPC Rating TBC.

Offering An Excellent Opportunity To Tap Into The Local Buoyant Rental Market. Sitting Close To The Town Centre, Within Easy Reach Of Teesside University As Well As A Short Commute From James Cook Hospital.

Harper & Co Estate Agents Offer Flexible Viewing Appointments Including Evening & Weekends! You Can Call, Text, WhatsApp Message Or Email Us To Secure Your Booking. Get in Touch Today!



Accommodation Comprises

Entrance Lobby & Hallway

Lounge/Diner
12'9" x 9'10" (3.9 x 3)

Ground Floor Bedroom/Sitting Room
10'2" plus bay x 9'10" (3.1 plus bay x 3.0)

Kitchen
11'5" x 6'10" (3.5 x 2.1)

Rear Lobby

Ground Floor Family Bathroom

First Floor Landing

Bedroom One
16'8" x 13'1" (5.1 x 4)

Bedroom Two
12'5" x 7'6" (3.8 x 2.3)

Bedroom Three
11'5" x 7'2" (3.5 x 2.2)

Energy Efficiency Rating; D
The Full Energy Efficiency Certificate Is Available On Request.

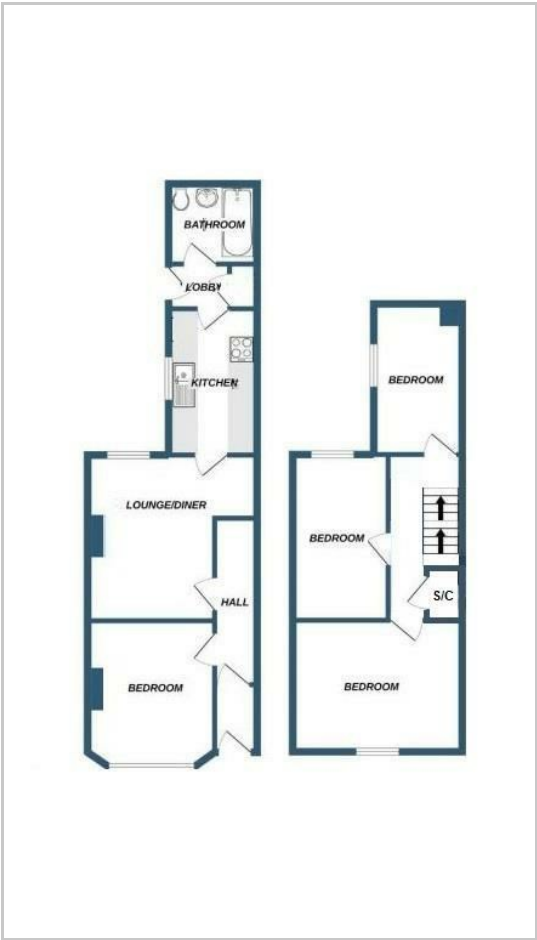
Council Tax Band - A
Council Tax Estimate £1,445

Disclaimer
Please Note That All Measurements Are Approximate. The Floor Plan Is Not To Scale. The Floor Plan And Photographs Are For Illustrative Purpose Only.

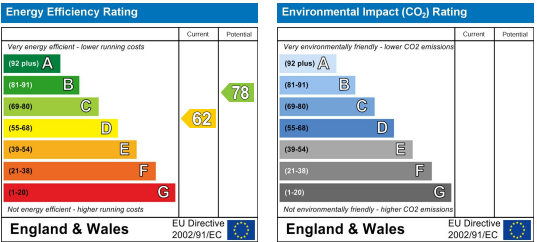
Area Map



Floor Plans



Energy Efficiency Graph



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