



Ideal for family life, The Winstar is a beautiful five-bedroom detached home. The open-plan kitchen/diner is spacious and bright with French doors leading into the garden - perfect for gatherings with friends and family. It comes complete with an integral single garage, downstairs cloakroom and an en suite to bedroom one.

PLEASE CONTACT SMITH & FRIENDS FOR FURTHER DETAILS.

Brookes Lane, Middlesbrough, TS8 9GE

5 Bed - House

£293,950

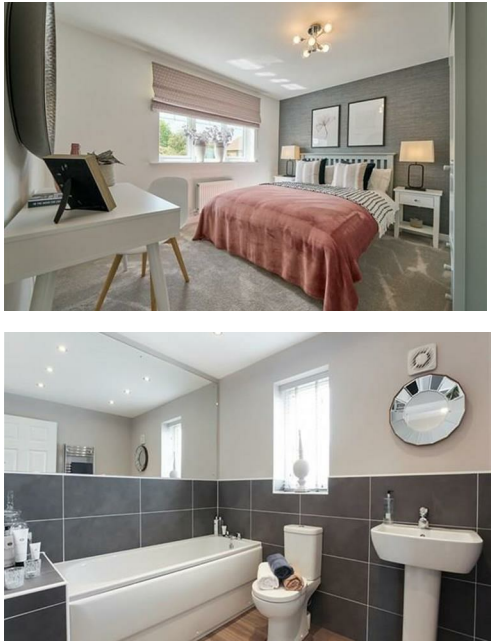
EPC Rating:

Council Tax Band:

Tenure:



Brookes Lane, Middlesbrough, TS8 9GE



For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings, if there are important matters which are likely to affect your decision to buy, please contact us before viewing the property. Smith & Friends Estate Agents can recommend financial services, surveying, conveyancing and removal services to sellers and buyers. Smith & Friends Estate Agents staff may benefit from referral incentives relating to these services.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-58) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC