



**The Village, Marton-In-Cleveland, TS7 8BD**  
**7 Bed - House - Detached**  
**£330,000**

**EPC Rating: C**  
**Tenure: Freehold**  
**Council Tax Band: G**



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ESTATE AGENTS

# The Village Marton-In-Cleveland, Middlesbrough, TS7 8BD

Public Notice

Address: 3 The Village TS7 8BD

We are acting in the sale of the above property and have received an offer of £330,000

Any interested parties must submit their offer in writing to the selling agent within 14 days of the date of this notice. If no further acceptable offers are received during this period, the property will be marked as Sold Subject to Contract and no further offers will be accepted while under this status.

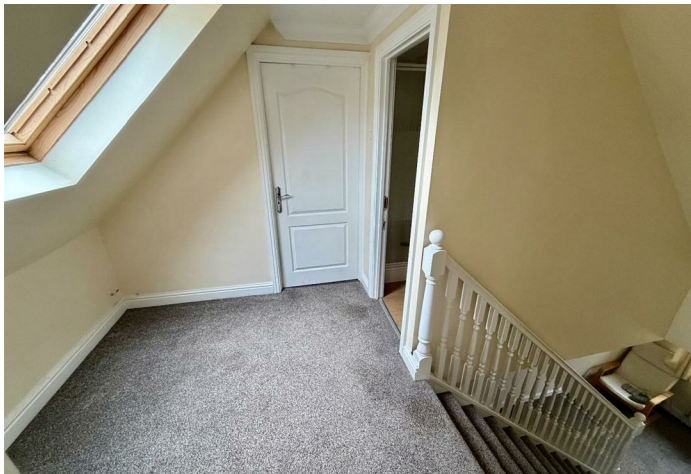
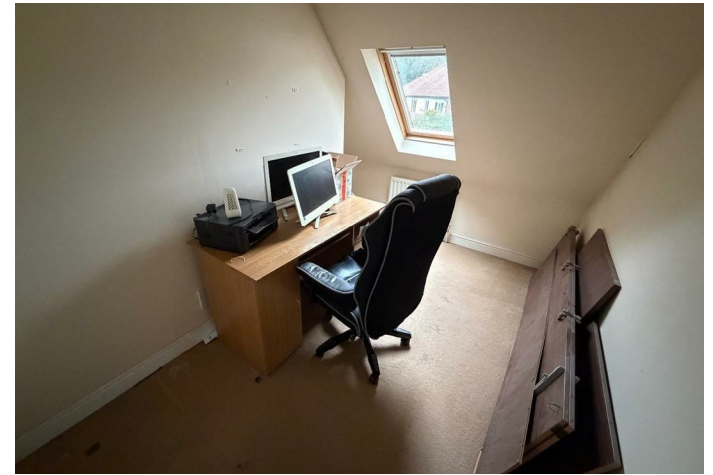
Date of Notice: 28/04/2026

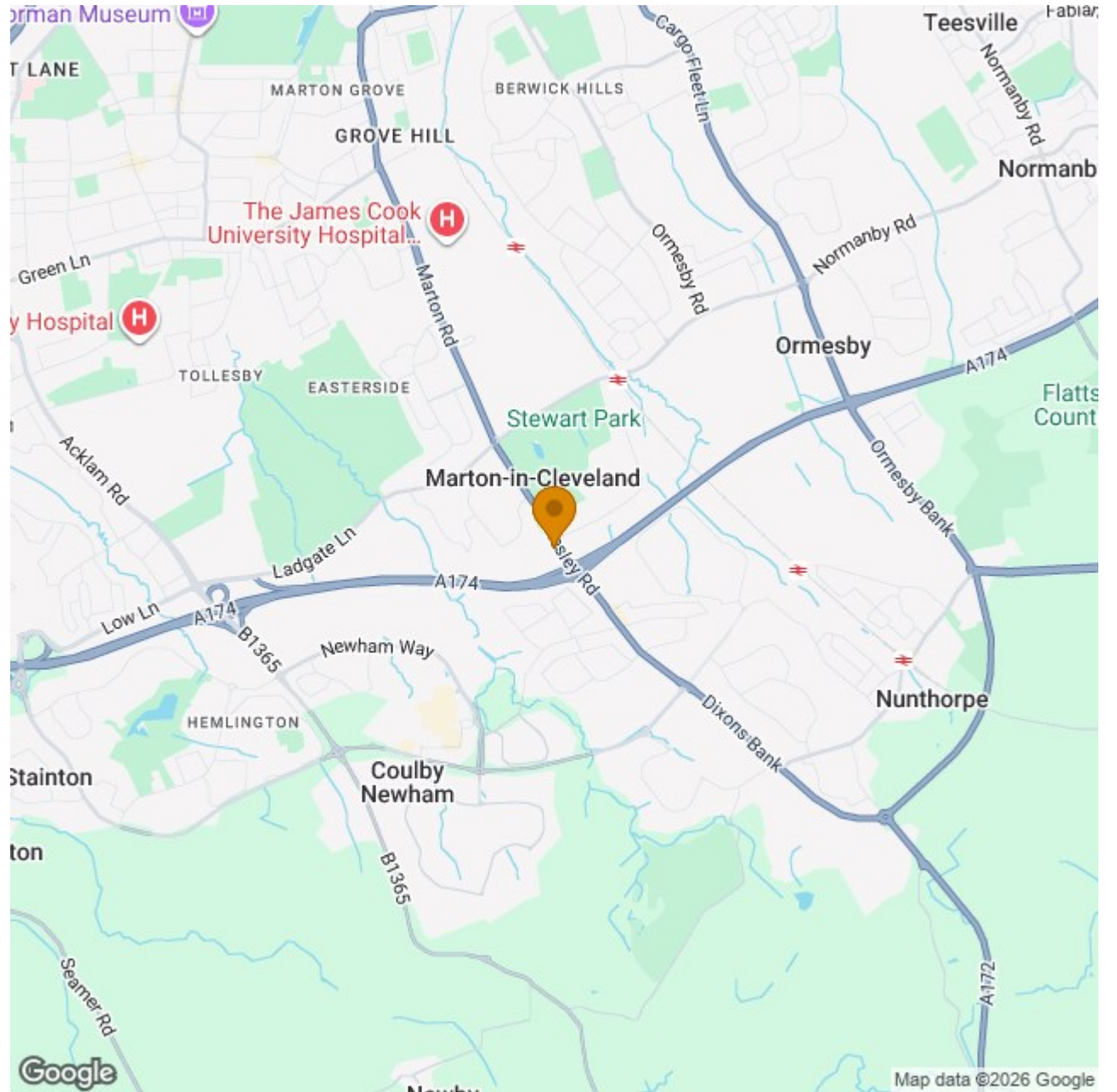
An opportunity to purchase a 7 bedroom detached family home. The property comprises of entrance hallway, lounge, family room, dining room, kitchen, utility, cloaks/w.c, the lounge and dining room both have shower rooms, 1st floor landing, 5 bedrooms, bedrooms 1 to 4 with en-suites, 2nd floor landing, bedroom 6 with ensuite, bedroom 7 with a separate shower room/w.c. Externally the double garage has been converted into a lounge, kitchen, bedroom and shower room/w.c. There is ample parking to the rear of the property.

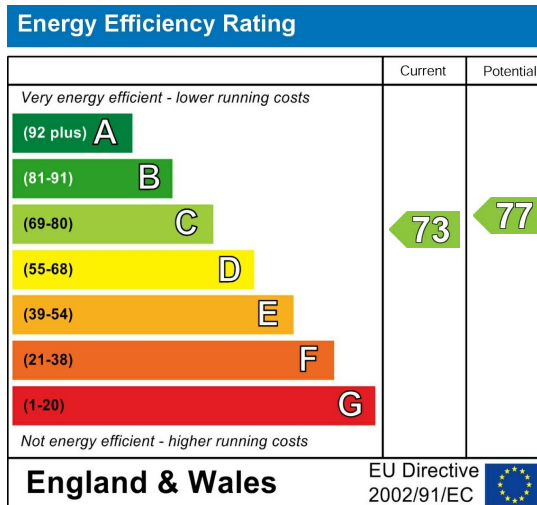














Ground Floor Building 1



Floor 1 Building 1



Floor 2 Building 1



Ground Floor Building 2

Approximate total area<sup>m</sup>  
 2784 ft<sup>2</sup>  
 258.8 m<sup>2</sup>  
 Reduced headroom  
 215 ft<sup>2</sup>  
 20 m<sup>2</sup>

(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE 360

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

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