



This well-presented three-bedroom mid-terrace home offers an excellent opportunity for first-time buyers or buy-to-let investors. With modern features and minimal work required.

The ground floor comprises a welcoming entrance lobby, a comfortable lounge, and a bright kitchen/diner fitted with a range of modern units.

Upstairs, the property offers two spacious double bedrooms, a well-proportioned single bedroom, and a modern family bathroom.

Externally, the property benefits from pedestrianised front access and a low-maintenance patterned concrete rear garden, ideal for relaxing or entertaining.

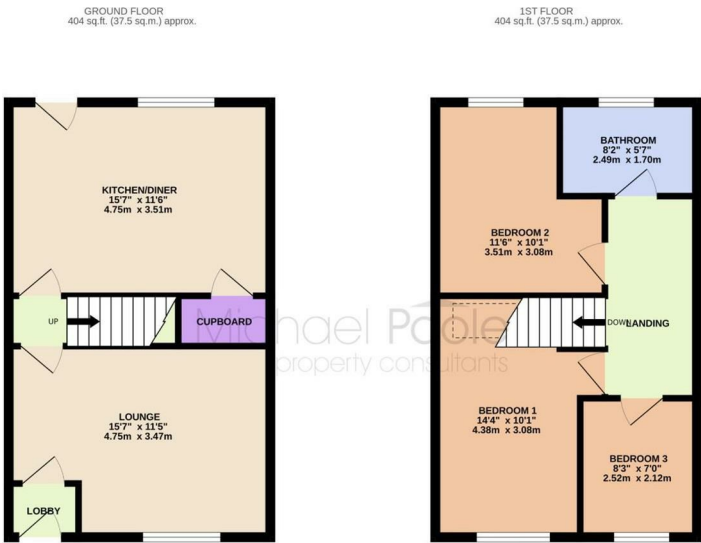
Additional features include gas central heating and UPVC double glazing throughout.

Ternbeck Way, Thornaby, Stockton-On-Tees, TS17 9RF
3 Bed - House - Terraced
£95,000
EPC Rating: D
Council Tax Band: A
Tenure: Freehold



Ternbeck Way, Stockton-On-Tees, TS17 9RF

- Lobby
- Lounge
15'7" x 11'5" (4.75m x 3.48m)
- Inner Hallway
- Kitchen/Diner
15'7" x 11'5" (4.75m x 3.5m)
- Landing
- Bedroom One
- Bedroom Two
- Bedroom Three
- Bathroom
8'2" x 5'6" (2.5m x 1.7m)




TOTAL FLOOR AREA: 807 sq.ft. (75.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of floors, walls, ceilings and any other items are approximate and no responsibility is taken for any errors, omissions or misstatements. This plan is for information purposes only and should be used as such for any prospective purchase. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Made with Metreplan C2025

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		78
(55-68)	D	66	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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