



An attractive one bedroom end of terrace bungalow for rent on an unfurnished basis. The well presented living accommodation briefly comprises; entrance hall, modern shower room, one double bedroom, fitted kitchen and a spacious living room with access to the garden. Externally the property is positioned within a lovely location and easy access to Acklam amenities. There is a tidy garden to the front aspect and a low maintenance yard to the rear.

UNFURNISHED /NO SMOKERS

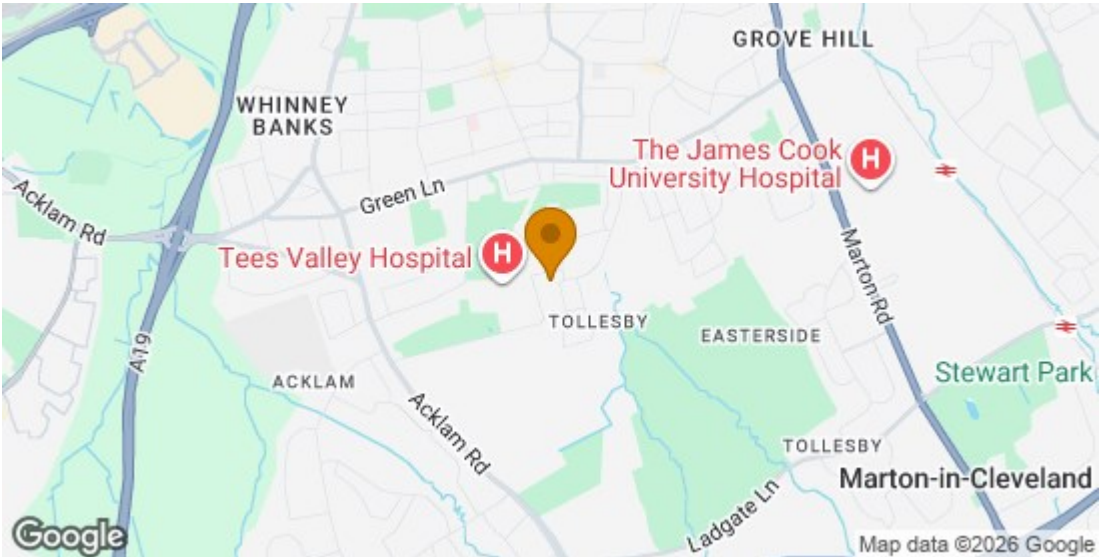
TENANT REQUIRED EARNINGS 19,500 PA; GURANTOR IF REQUIRED £21,600
BOND £750

APPLICATION IS SUBJECT TO A HOLDING FEE - PLEASE REFER TO OUR WEBSITE FOR FURTHER DETAILS

Hackness Walk, Middlesbrough, TS5 7LR
1 Bedroom - Bungalow - Semi Detached
£650 Per Month
EPC Rating: E
TENURE:
COUNCIL TAX BAND: A

 **SMITH & FRIENDS**
ESTATE AGENTS

Hackness Walk, Middlesbrough, TS5 7LR



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		85
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F	51	
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

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 and conveyancing services to sellers and buyers. Smith & Friends Estate Agents staff may benefit from referral

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