



Ezard Street, TS19 0BZ
3 Bed - House - Mid Terrace
£485 Per Calendar Month

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A deceptively spacious three bedroom mid terrace house which briefly comprises of entrance hallway, lounge, dining area, kitchen/breakfast room, inner lobby, bathroom/WC, landing, three bedrooms and enclosed yard to rear. The property benefits from gas central heating and double glazing. The property is close to Stockton Town Centre and has been recently redecorated throughout and has new flooring. A viewing is recommended in order to appreciate the accommodation on offer.

REQUIRED EARNINGS - TENANTS: £14,550pa;
GUARANTOR £17,460 per annum.
BOND: £485

ENTRANCE HALLWAY

Via uPVC entrance door with single radiator, stairs leading to landing and doors leading into lounge and kitchen.

LOUNGE

11'10 x 11'7 (3.61m x 3.53m)

uPVC double glazed window to the front elevation, single radiator, electric living flame fire, leading through to dining area.

DINING AREA

12'11 x 9'6 (3.94m x 2.90m)

uPVC double glazed window to the rear elevation, single radiator.

KITCHEN/BREAKFAST ROOM

15'6 x 6'9 (4.72m x 2.06m)

A fitted kitchen with a range of wall floor and drawer units incorporating a electric hob which is built into worktop with electric oven, extractor hood over hob, worktop also has stainless steel sink unit with mixer tap and single drainer, plumbing for washing machine, space for fridge freezer, breakfast table, single radiator, uPVC double glazed window

to the side elevation, uPVC double glazed door leading to side access in turn to the rear yard, door leading to rear lobby.

REAR LOBBY

With built in storage cupboard housing a wall mounted boiler which provides heating and hot water to the property and door leading to bathroom/WC

BATHROOM/WC

With bathroom suite comprising of bath with electric over bath shower and folding splash screen, pedestal wash hand basin, low level WC, single radiator, uPVC double glazed window to the side elevation.

LANDING

Which is approached via stairs from entrance hallway with doors leading to bedrooms 1,2,3.

BEDROOM ONE

15'4 x 11'6 (4.67m x 3.51m)

uPVC double glazed window to the front elevation, double radiator, built in alcove storage cupboard.

BEDROOM TWO

12'7 x 9'8 (3.84m x 2.95m)

uPVC double glazed window to the rear elevation, single radiator, built in storage cupboard

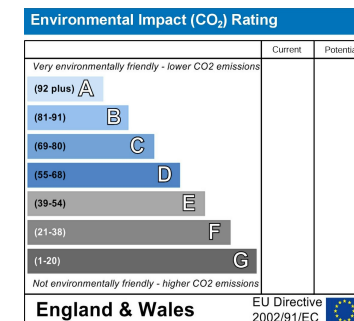
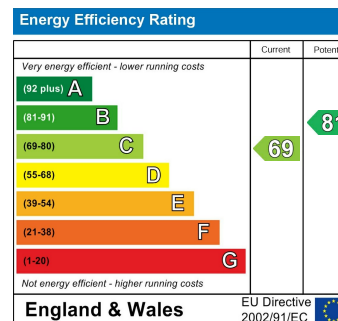
BEDROOM THREE

16'1 x 6'11 (4.90m x 2.11m)

uPVC double glazed window to the side elevation, double radiator.

OUTSIDE

To the rear there is an enclosed rear yard which is a good size with timber gated access to the rear.



Every care has been taken with the preparation of these particulars, but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance please ask or professional verification should be sought. All dimensions are approximate. The mention of fixtures, fittings &/or appliances does not imply they are in full efficient working order. Photographs are provided for general information and it cannot be inferred that any item shown is included in the sale. These particulars do not constitute a contract or part of a contract. Robinsons can recommend financial services, surveying and conveyancing services to sellers and buyers. Robinsons staff may benefit from referral incentives relating to these services.

21 Bishop Street, Stockton-on-Tees, TS18 1SY

Tel: 01642 607555

stockton@robinsonsteesvalley.co.uk

www.robinsonsestateagents.co.uk

