

BENSON STREET, LINTHORPE, MIDDLESBROUGH, TS5 6JQ



- ▲ Comfortable, Nicely Presented Inner Terrace House with Two Double Bedrooms
- ▲ Great Location & Within a Stone's Throw of Linthorpe Village
- ▲ A Simple Chain Free Sale & a Perfect Starting Point for a First Time Buyer

- ▲ UPVC Double Glazing, Central Heating & Security Alarm System
- ▲ Lounge & Open Plan Kitchen/Diner
- ▲ First Floor Bathroom with a White Suite

£80,000

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Nicely positioned in the middle of a pretty terrace, this comfortable, well presented two bedroom house is the perfect starting point for a first time buyer.

Location wise, it has such a lot going for it. You're a stone's throw from Linthorpe Village and within close walking distance of Albert Park, Linthorpe Community and St Edwards Primary Schools.

It's a chain free sale and has the added bonus of uPVC double glazing & central heating.

Comprising entrance hall, lounge & rear kitchen/diner. The first floor has two bedrooms and bathroom with a white suite. Outside, there's a wall enclosed rear yard.

LOUNGE - 4.2m (13'9") x 3.4m (11'2") into depth of chimney breast alcoves

Deep under stairs storage cupboard, floating book shelves in the alcoves, radiator and double doors opening into

OPEN PLAN KITCHEN DINER - 4.4m x 2.97m (14'5" x 9'9")

Matching range of woodgrain wall, drawer and floor cupboards, beech block effect roll top work surfaces with ceramic tiled splash backs and a single drainer stainless steel sink unit with mixer tap. Built-in electric oven and four ring gas hob with extractor hood. Washing machine and fridge freezer are also included. Woodgrain effect laminate flooring, UPVC exterior door with double glazed insert, radiator and a wall mounted gas fired boiler.

GROUND FLOOR

ENTRANCE HALL

Stairs to the first floor and radiator.

FIRST FLOOR

LANDING

TO VIEW: Tel: **01642 254222**
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BEDROOM ONE - 3.4m (11'2") into depth of alcoves x 3.25m (10'8")

Deep built-in cupboard with hanging rail and shelves, woodgrain effect laminate flooring and radiator.

BEDROOM TWO - 3.02m x 2.29m (9'11" x 7'6")

Deep built-in cupboard with hanging rail, woodgrain effect laminate flooring and radiator.

BATHROOM

With a white three-piece suite comprising panelled bath with mixer spray attachment, pedestal wash hand basin and low level WC. Co-ordinated tiled splash backs and radiator.

EXTERNALLY

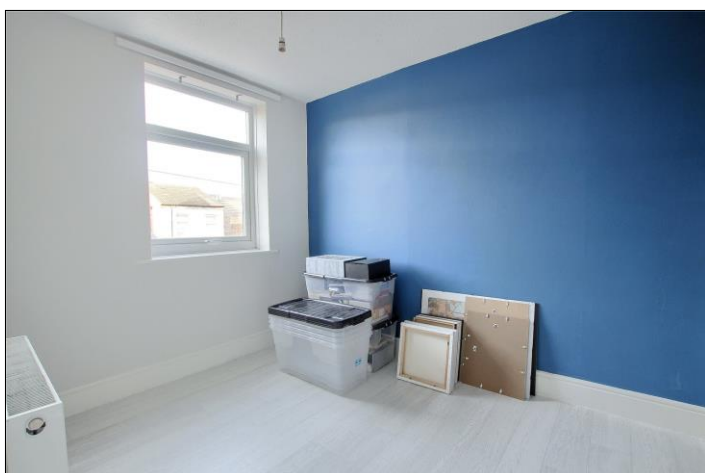
REAR YARD

Walled rear yard with a rear access gate.

AGENTS REF: - IM/LS/MID210030/20012021

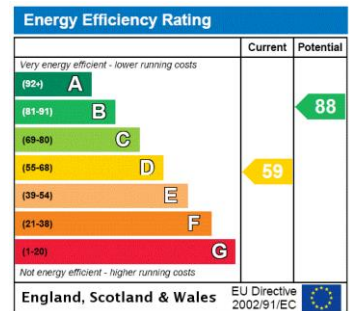
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