



17 FINSBURY STREET

MIDDLESBROUGH, TS1 4JR

£74,995

Nestled in the heart of Middlesbrough, this charming house on Finsbury Street offers a delightful blend of comfort and convenience. With two spacious reception rooms, this property is perfect for both relaxation and entertaining guests. The inviting living spaces are filled with natural light, creating a warm and welcoming atmosphere.

The house features two well-proportioned bedrooms, providing ample space for rest and privacy. Each room is designed to be a tranquil retreat, ideal for unwinding after a long day. The property also includes a modern bathroom, equipped with essential amenities to cater to your daily needs.

Situated in a vibrant community, this home is conveniently located near local shops, schools, and parks, making it an excellent choice for families and professionals alike. The surrounding area boasts excellent transport links, ensuring easy access to the wider region.

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EPC Rating: **Council Tax Band: A**

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

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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