



### 3 bed semi-detached house to buy in TS5

The Oval, Acklam, Middlesbrough, North Yorkshire, TS5 8EU

# £230,000

 x 3  x 1  x 2

Tenure

**Freehold**

### Property features

- ✓ Popular Acklam Location
- ✓ Driveway Large Enough For Multiple Vehicle Parking
- ✓ Detached Garage
- ✓ Rear Garden with Patio Area
- ✓ EPC Rating E

Off Street parking

## Key Information

- ✓ Council Tax: Band C
- ✓ EPC Rating: E
- ✓ Heating supply: Gas

## Arrange a viewing

Melanie Devine  
Branch Manager  
Stockton On Tees

01642 210132  
stockton@pattinson.co.uk

- ✓ Flexible viewing slots
- ✓ Accompanied viewings

## Description

\*\*\*\*\*3 Bedroom Semi-Detached Property\*\*\*\*\*

Situated in the highly sought-after residential area of Acklam, this well-presented three bedroom semi-detached property on The Oval offers spacious and versatile accommodation, ideal for families and professionals alike.

The ground floor briefly comprises a welcoming entrance hallway leading to a bright and comfortable lounge, a separate dining room perfect for entertaining, and a fitted kitchen with ample storage and worktop space. A convenient downstairs WC completes the ground floor accommodation. To the first floor are three well-proportioned bedrooms, all offering excellent natural light, alongside a family bathroom fitted with a modern suite.

Externally, the property boasts a generous driveway providing off-street parking for multiple vehicles, leading to a detached garage offering additional storage or parking. To the rear is a garden featuring a patio area, ideal for outdoor dining and relaxation.

Located within reach to well-regarded schools, local amenities, and transport links, this property combines a desirable location with practical living space.

For more information and to arrange an internal inspection contact the Stockton branch today.

Council Tax Band: C

Tenure: Freehold

Price: £230,000

Property Type: Semi-detached house

Parking: Off Street

Heating: Gas

## Entrance



## Hallway



## Lounge

3.97m x 3.94m (13'0" x 12'11")



## Dining Room

6.53m x 3.24m (21'5" x 10'7")



## Kitchen

6.14m x 2.48m (20'1" x 8'1")



## WC



## Bedroom 1

4.09m x 3.27m (13'5" x 10'8")



## Bedroom 2

3.60m x 3.55m (11'9" x 11'7")



## Bedroom 3

2.58m x 2.46m (8'5" x 8'0")



## Family Bathroom

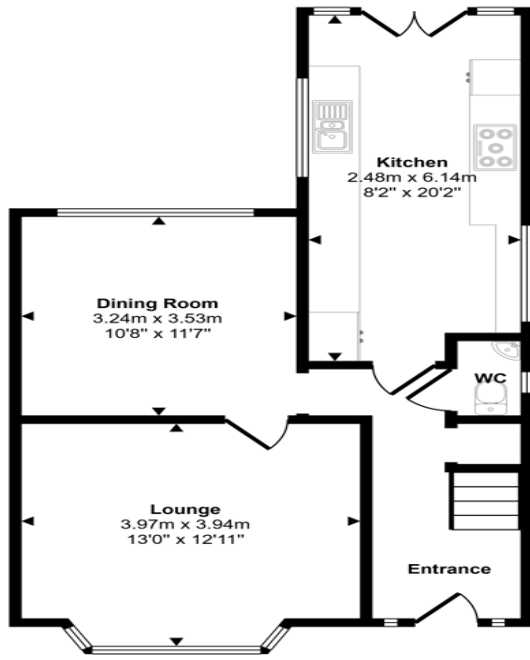
2.25m x 1.88m (7'4" x 6'2")



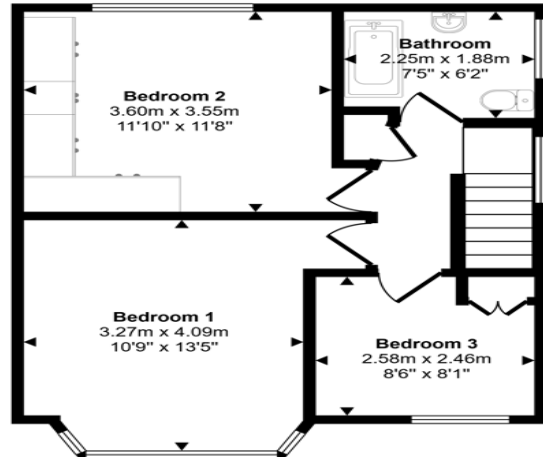
## External



Approx Gross Internal Area  
97 sq m / 1040 sq ft



Ground Floor  
Approx 52 sq m / 560 sq ft



First Floor  
Approx 45 sq m / 480 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			69
(55-68) <b>D</b>			
(39-54) <b>E</b>		52	
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

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Contact your local branch today for more information on this property:

**20 Bishop Street, Stockton, Cleveland, TS18 1SY, Tel: 01642 210132, stockton@pattinson.co.uk,  
www.pattinson.co.uk**

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