


## 3 bed end of terrace house to buy in TS19

Ragpath Lane, Roseworth ,
Stockton-on-Tees, Durham, TS19 9JP

# £69,000 Starting Bid

x 3 x 1 x 1

Tenure

**Freehold**

Driveway parking

## Property features

- Kitchen & Separate Utility Room
- Driveway Providing Off-Street
- Ideal Investment or First-Time Purchase
- Popular Roseworth Location

## Key Information

- Council Tax: Band A
- 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

FOR SALE VIA ONLINE AUCTION – EXCELLENT INVESTMENT OPPORTUNITY

Pattinson Estate Agents are pleased to welcome to the market this three-bedroom end terrace property, ideally situated on Ragpath Lane in the popular residential area of Roseworth, Stockton-on-Tees. Offered for sale via online auction, this property presents an excellent opportunity for investors, first-time buyers and those looking for a family home with plenty of potential.

Occupying a corner plot, the property benefits from gardens to both the rear and side, along with the added convenience of a driveway providing off-street parking.

The property is conveniently located within easy reach of local shops, schools and everyday amenities, with excellent transport links providing access to Stockton Town Centre and surrounding areas.

The accommodation briefly comprises: Entrance, hallway, spacious lounge, kitchen and a separate utility room, offering additional practical space. To the first floor are three well-proportioned bedrooms and a family bathroom. Externally, the property enjoys a generous corner position with gardens to the rear and side, providing outdoor space with potential for further landscaping, alongside a driveway for off-street parking.

Early viewing is highly recommended to appreciate the space and potential this property has to offer. Please contact Pattinson Estate Agents to arrange your viewing.

Council Tax Band: A

Tenure: Freehold

Price: Starting Bid £69,000

Property Type: End of terrace house

Parking: Driveway

Heating: Gas

## Entrance



## Hallway

## Lounge

*3.50m x 4.03m (11'5" x 13'2")*



## Kitchen

*3.22m x 2.99m (10'6" x 9'9")*



## Utility Room

*2.65m x 2.20m (8'8" x 7'2")*



## Stairs to First Floor

## Bedroom One

*3.56m x 3.47m (11'8" x 11'4")*



## Bedroom Two

*3.47m x 3.17m (11'4" x 10'4")*



## Bedroom Three

*2.48m x 2.76m (8'1" x 9'0")*



## Bathroom

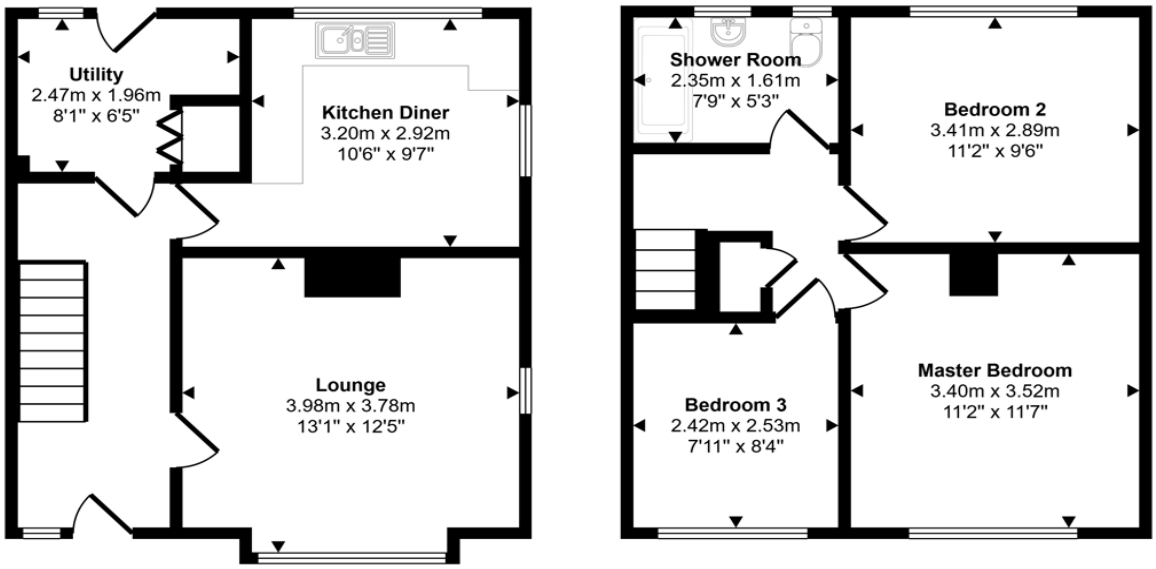
*2.47m x 1.68m (8'1" x 5'6")*



## External



**Approx Gross Internal Area**
**78 sq m / 838 sq ft**




Ground Floor
**Approx 39 sq m / 421 sq ft**

First Floor
**Approx 39 sq m / 417 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.

Ragpath Lane, Roseworth , Stockton-on-Tees, Durham, TS19 9JP

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

**20 Bishop Street, Stockton-on-Tees, County Durham, TS18 1SY, Tel: 01642 210132, stockton@pattinson.co.uk, www.pattinson.co.uk**

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.