



1 bed apartment to buy in TS5

Maddren Way, Linthorpe , Middlesbrough,
North Yorkshire, TS5 5BD

£45,000 Starting Bid

 x1  x1  x1

Tenure

Leasehold

Allocated parking

Property features

- ✓ Being sold via Secure Sale, Terms and Conditions Apply
- ✓ Prime TS5 Investment Opportunity
- ✓ Stylish One Bedroom Apartment
- ✓ Minutes from Teesside University & Middlesbrough Town Centre
- ✓ EPC Rating C

Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: C
- ✓ Heating supply: Electric
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Mobile signal: Good

Arrange a viewing

Jason Nicholson
Branch Manager
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- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

Situated in the heart of the highly desirable TS5 area of Middlesbrough, this well-presented one-bedroom second floor apartment offers an excellent opportunity for first-time buyers, professionals, and investors alike.

Ideally located close to the town centre and within easy reach of Teesside University, the property is perfectly positioned for students, academic staff, and young professionals seeking convenience and strong rental demand.

The apartment provides well-proportioned accommodation, including a bright and comfortable living area with ample natural light, a functional fitted kitchen with good storage and workspace, a generously sized double bedroom, and a neatly appointed bathroom. The second-floor position offers added privacy and a pleasant outlook, creating a peaceful living environment while remaining close to all amenities.

Residents benefit from excellent access to local shops, cafes, transport links, and Middlesbrough town centre, making day-to-day living both practical and convenient.

This property represents a superb investment opportunity with attractive rental potential due to its prime central location, as well as an affordable and manageable home for owner-occupiers.

Early viewing is strongly recommended to appreciate the location, value, and opportunity this apartment presents.

The property is currently tenanted at £600 PCM

Council Tax Band: A

Tenure: Leasehold

Length of Lease: 132

Annual Ground Rent Amount: £55.00

Annual Service Charge Amount: £540.00

Price: Starting Bid £45,000

Property Type: Apartment

Parking: Allocated

Year built: 2006

Construction materials: Brick and block

Roofing type: Clay tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Heating: Electric

Electric: National Grid

Water: Direct mains water


Water meter: Yes

Sewerage: Standard UK domestic

Air conditioning: No

Mobile signal coverage: Good



| Energy Efficiency Rating | | |
|--|---------|---|
| | Current | Potential |
| <i>Very energy efficient - lower running costs</i> | | |
| (92-100) A | | |
| (81-91) B | | 85 |
| (69-80) C | 74 | |
| (55-68) D | | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| <i>Not energy efficient - higher running costs</i> | | |
| England, Scotland & Wales | | EU Directive 2002/91/EC  |

Maddren Way, Linthorpe , Middlesbrough, North Yorkshire, TS5 5BD

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

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