

# CLARKE | MUNRO

ESTATE AGENTS

5 Chepstow Close, Billingham, TS23 2EW



Price: £90,000



01642 361 111  
visit [clarkemunro.com](http://clarkemunro.com) for details

## 5 Chepstow Close, Billingham, TS23 2EW



### Key Features:

- NO ONWARD CHAIN
- 3/4 BEDROOM PROPERTY
- PRICED TO REFLECT MODERNISATION NEEDED
- UPVC DOUBLE GLAZING AND GAS CENTRAL HEATING VIA COMBI BOILER
- GENEROUS REAR GARDEN AND OFF STREET PARKING
- COUNCIL TAX BAND A



### Property Description:

Clarke Munro would like to welcome this three - potentially four bed roomed property. Extended to the side and rear and sitting on a generous corner plot this property would make an ideal family home or project for investor. Priced to reflect modernisation needed the property briefly comprises, entrance hall, lounge, lobby area leading to kitchen, inner lobby leading to second reception room or ground floor bedroom and storage room (with plumbing). The first floor has three bedrooms and bathroom with a separate w/c. Externally there is off street parking and a generous rear garden mainly laid to lawn.



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TO VIEW: Tel: **01642 36111**

65 Queensway, Stockton-On-Tees, Billingham, TS23 2LU.

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Ground Floor



Floor 1

Approximate total area<sup>(1)</sup>  
996.18 ft<sup>2</sup>  
92.55 m<sup>2</sup>

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360

## Energy Performance Certificate

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

## Our Services:

- Free, no obligation sales valuations
- With 200 combined years of knowledge under one roof
- Expert negotiators sourcing the best buyers
- State of the Art Virtual walk-throughs and floor plans on every property
- Beautifully shot photography
- Accompanied viewings
- Late night appointments
- Dedicated Sale progressor
- Switched on marketing and a brand that Teessiders love & trust.



These particulars do not constitute, nor constitute part of, an offer or contract. All statements contained in these particulars as to this property are made without responsibility on the part of Clark Munro or the vendor. None of these statements contained in these particulars as to this property are to be relied on statements of representations or fact. An intending purchaser must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. The vendor does not make or give, and neither Clarke Munro, nor any person in their employment has any authority to make or give any representation or warranty whatever in relation to this property. All measurements are approximate.

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