

CLARKE | MUNRO

ESTATE AGENTS

5 Aylton Drive, Brookfield, Middlesbrough, TS5 8HW



Price: £169,950



01642 245 796
visit clarkemunro.com for details

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Key Features:

- Two bedroom semi-detached bungalow
- Popular Brookfield location
- Close proximity to amenities on The Oval and transport links to the A19 & A174
- No forward chain
- Sensibly priced to reflect modernisation work required
- Freehold / Council tax band C

Property Description:

Clarke Munro are delighted to bring to the market this sensibly priced two bedroom semi-detached bungalow situated in the highly sought after residential area of Brookfield. The accommodation briefly comprises: entrance hall, lounge, two bedrooms, additional sitting / dining room, bathroom w/c and kitchen. To the front of the property is a concrete driveway providing off street parking for multiple cars which leads to a detached garage with pitched roof and a private rear garden, mainly laid to lawn. Offered with the advantage of no forward chain and priced to reflect modernisation works required.

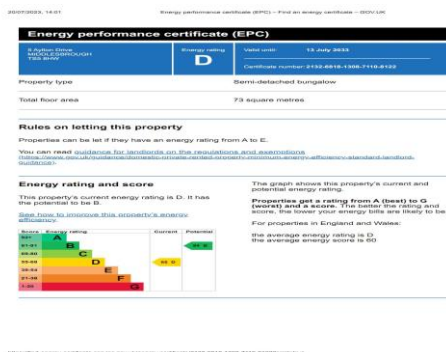
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TO VIEW: Tel: **01642 245796**

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www.clarkemunro.com

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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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Entrance Hall

Glazed entrance door, radiator, doors off to all rooms.

Lounge

Double glazed bay window to front, radiator.

Bedroom 1

Double glazed window to rear, radiator.

Bedroom 2

Double glazed bay window, 2 x radiators.

Bathroom

Comprising; low level w/c, built in cupboard, white panelled bath with shower over from taps, double glazed window to side, sink unit.

Rear Sitting / Dining Room

Double glazed window to side, radiator, door into kitchen.

Kitchen

Wall & base units, roll edged laminate work surfaces, sink unit, space for appliances, double glazed window to rear, door to rear.

Externally

Concrete driveway providing parking for multiple cars, gravelled garden with planted borders & walled boundaries. Rear garden with lawned areas & fenced boundaries. There is a detached single garage with courtesy door to garden, double glazed window to side, double garage doors to front

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