



Ready to purchase with no forward chain and vacant possession. This two bedroom mid terrace house has come to the market with Smith & Friends estate agents and is situated close to schools, shops and local amenities. The property comprises of an entrance hallway, open plan lounge/diner, fitted kitchen and downstairs bathroom. The upper level offers two double bedrooms with fitted robes and a spacious landing with loft access.

Camden Street, Stockton-On-Tees, TS18 3LA
2 Bed - House - End Terrace
£60,000
EPC Rating: C
Council Tax Band: A
Tenure: Freehold



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For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings, if there are important matters which are likely to affect your decision to buy, please contact us before viewing the property. Smith & Friends Estate Agents can recommend financial services, surveying, conveyancing and removal services to sellers and buyers. Smith & Friends Estate Agents staff may benefit from referral incentives relating to these services.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		88
(81-91) B		
(69-80) C		70
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC