



*** AVAILABLE JULY ***

NEW TO THE MARKET, with Smith & Friends Estate Agents, this excellent four bedroom detached house, located within Broom Hill area of Ingleby Barwick being let on an unfurnished basis.

The property briefly comprises of; Entrance Hall, cloak room/WC, living room, dining room, fitted kitchen with appliances (white goods provided in Kitchen),

The first floor provides; 4 bedrooms, en suite shower room/WC, bathroom WC. Gas central heating, UPVC double glazing, built in wardrobes in the bedrooms.

Externally there is a Double drive. Integral garage, lawned front garden, enclosed rear garden with block paved patio and covered decking area.

For a viewing contact SMITH AND FRIENDS Estate Agents, Ingleby Barwick.

UNFURNISHED / NO SMOKERS / PETS CONSIDERED, Subject to Additional Pet Rent.

Tenant Income - £37,500 pa / Guarantor Income - £ 45,000 pa

Monthly Rent - £1,250 pcm

Bond - £1,442

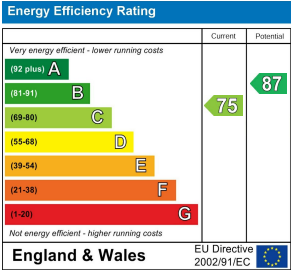
(Application is subject to a Holding Fee - please refer to our website for further details)

Hillmorton Road, TS17 5BH
4 Bedroom - House - Detached
£1,250 PCM
EPC Rating: C
TENURE:
COUNCIL TAX BAND: D



Hillmorton Road, TS17 5BH

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 and conveyancing services to sellers and buyers. Smith & Friends Estate Agents staff may benefit from referral incentives relating to these services.



Barwick Lodge, Ingleby Way, Ingleby Barwick, TS17 0RH

01642 762944

inglebybarwick@smith-and-friends.co.uk

