

Wensleydale Gardens, Thornaby



£117,500

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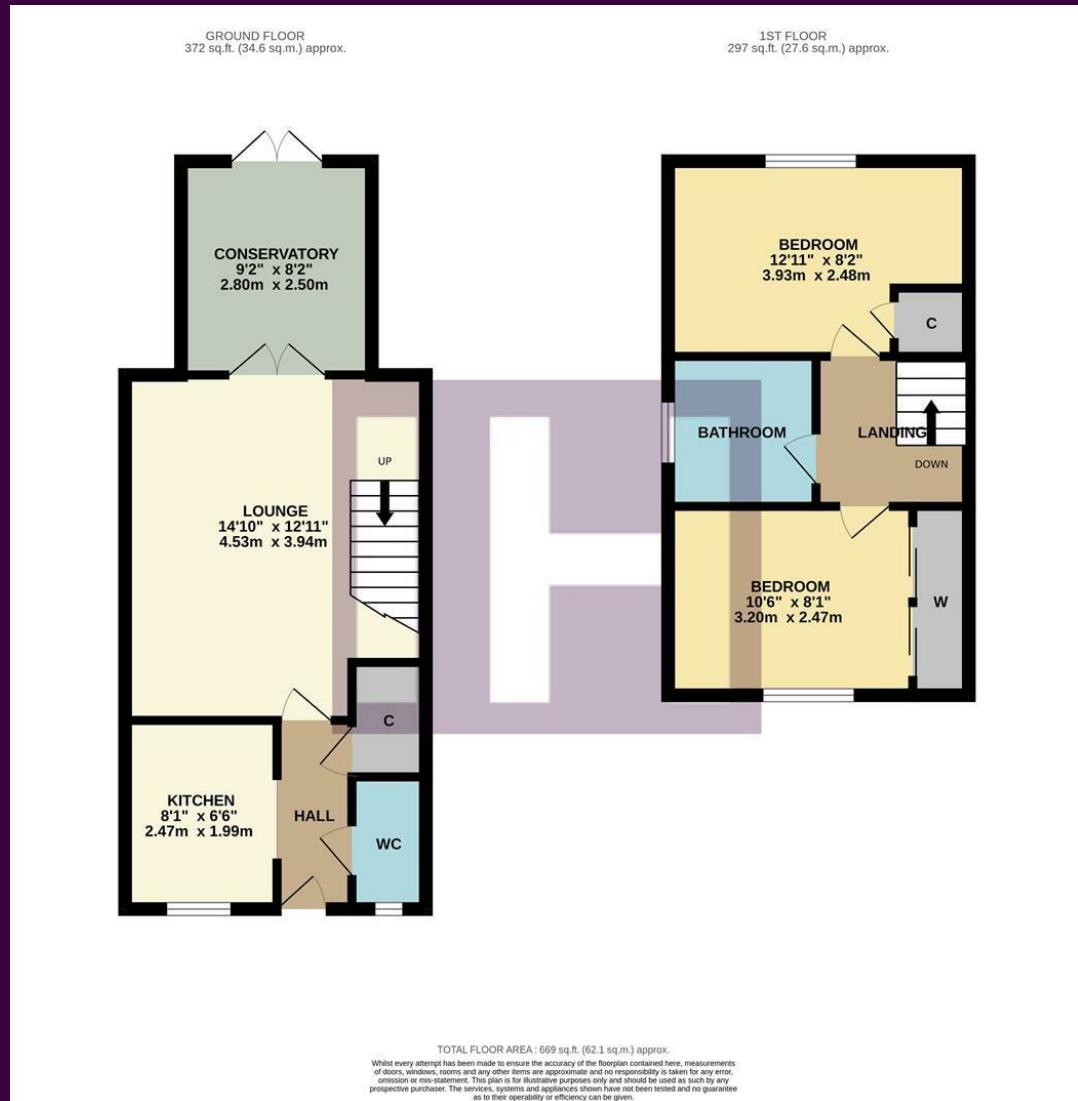


This attractive two-double bedroom property will certainly prove popular with first time purchasers and those seeking an ideal buy to let, and is available for sale with 'no forward chain'.

Situated within this modern Thornaby development, whilst enjoying an established rear garden which boasts a sunny aspect, and off-road parking for two cars with numbered bays to the front.

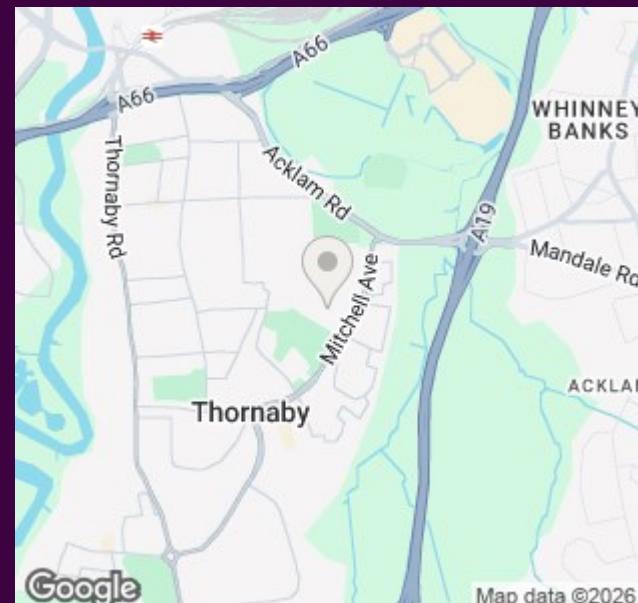
Internally, the impressive refitted kitchen is a feature worthy of special mention, on the ground floor which also delivers an entrance hall, spacious lounge and rear conservatory addition. The two double bedrooms occupy the first floor, the front primary with modern sliding robes, and separate attractive family bathroom.

The Layout



Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A	88	71	(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		
England & Wales			England & Wales		

The Location



Council Tax Band:
B
Tenure:
Freehold



- A spacious two-double bedroom property
- Enhanced with a smart refitted kitchen and rear conservatory
- Established rear garden and off-road parking for two vehicles
- Spacious lounge, ground floor WC
- Fitted robes within primary bedroom
- Ideal first purchase, no forward chain