



3 Bedrooms

This terraced house in a sought-after residential area presents a fantastic opportunity for those looking to invest or for first-time buyers willing to put in some work. With three bedrooms and a lovely garden space, the property has great potential. The resident parking area, along with off-street parking, offers convenience. The interior boasts spacious rooms with plenty of natural light. The open-plan living and dining area creates a welcoming ambiance, perfect for entertaining or family time. The kitchen is situated to the back of the property with great natural light. The bedrooms offer comfortable living spaces. This property is ideal for those seeking a peaceful lifestyle with easy access to amenities and transport links. With some TLC, this house can be transformed into a dream home. Don't miss the chance to turn this property into a great investment or your perfect first home.

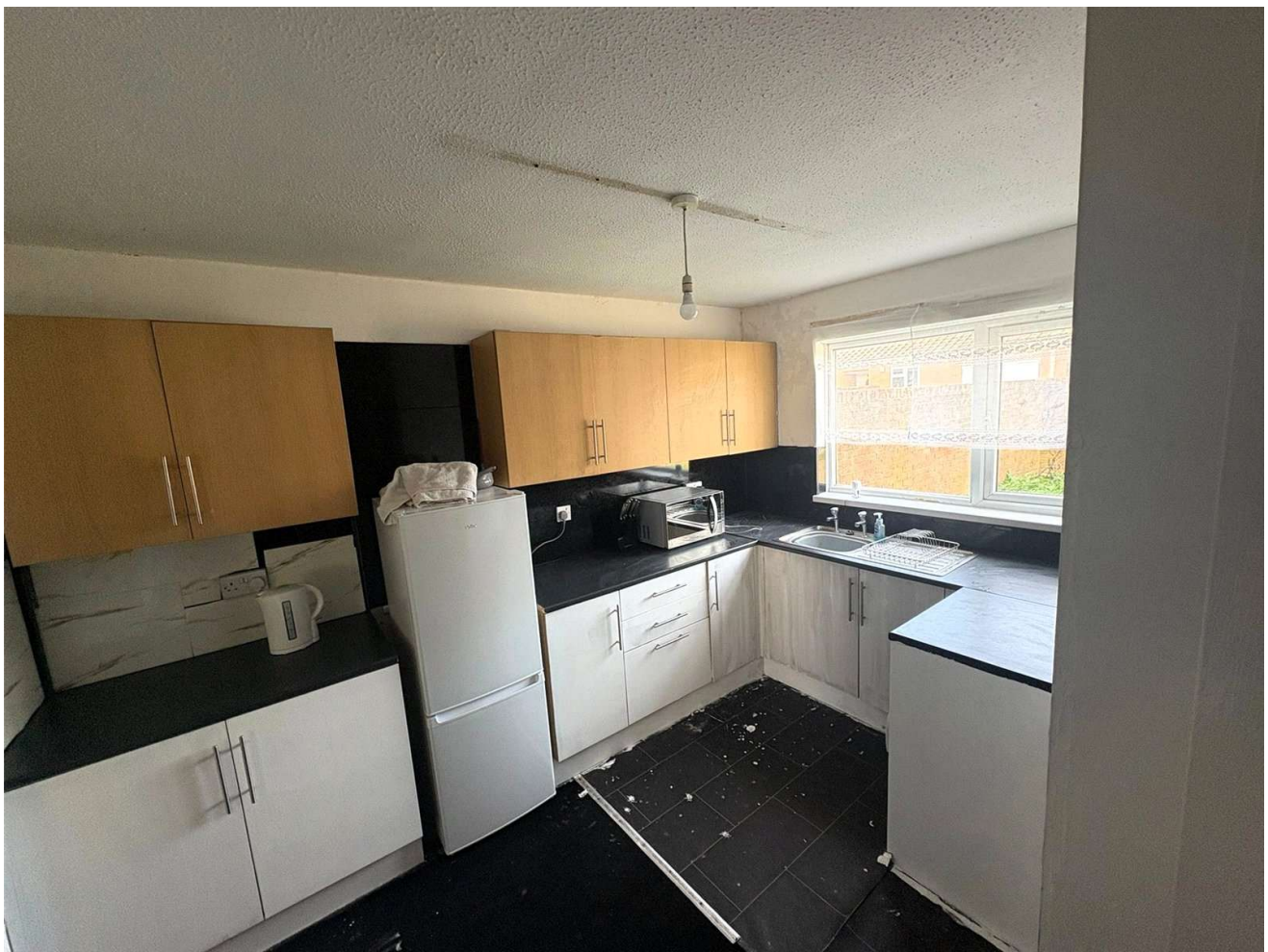
Willow Walk

Hartlepool, England, TS24

Asking Price:

£70,000

EPC Rating: D



GROUND FLOOR

Inner Hall

Lounge/Dining Room:

11'4" x 21' (3.45m x 6.4m)

With radiator and double glazed window.

Kitchen:

11'10" x 7'6" (3.6m x 2.29m)

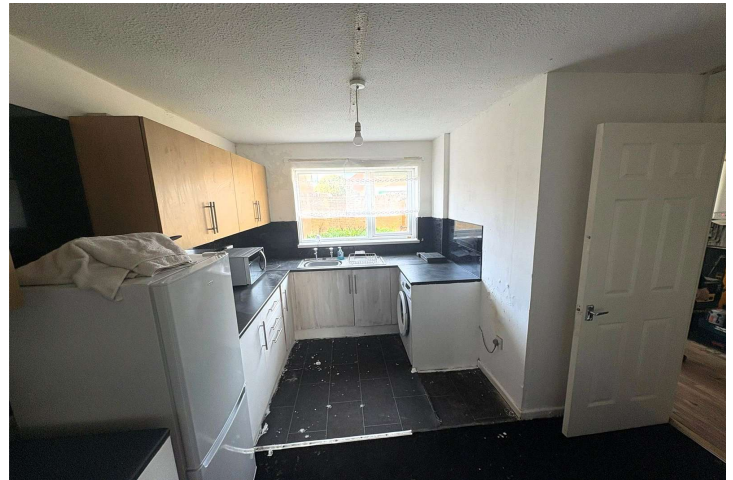
Comprising of a sink, a range of base and wall units and double glazed windows.

WC:

Having a low level W/C and hand wash basin.

Utility Room:

5'8" x 5'9" (1.73m x 1.75m)



FIRST FLOOR

Bedroom one:

11'10" x 10'7" (3.6m x 3.23m)

Having radiator and double glazed window.

Bedroom Two:

11'9" x 10'6" (3.58m x 3.2m)

With double glazed window and radiator

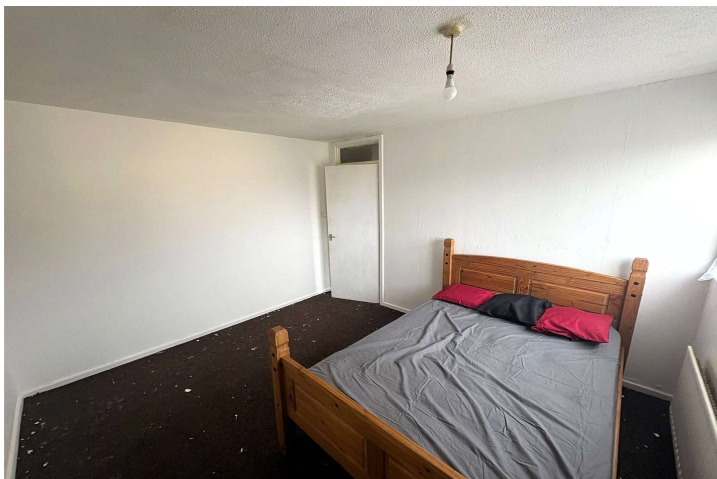
Bedroom Three:

7'10" x 10'1" (2.4m x 3.07m)

Having radiator and double glazed windows.



For additional information and full photo gallery
please visit www.holbrookandco.co.uk



Bathroom:

5'6" x 6'10" (1.68m x 2.08m)

Comprising of low level W/C, bath with shower head attachment, double glazed window and hand wash basin.

EXTERIOR:

To the front, half wall with gate and very manageable front garden.

DICLAIMER:

Your home is at risk if you do not keep up repayments on your mortgage or other loans secured on it. It is now a legal requirement under the Estate Agents Act 1991, to establish what mortgage, if any, is required and to confirm the applicants ability to obtain this finance. If you need any help or advice over obtaining a mortgage, our mortgage department will be pleased to help and advise you on all Building Society or Bank mortgages without obligation. This service is available even if you are not buying via ourselves. Written quotations available on request. There is no charge for this service. Please note that all sizes have been measured with an electronic measuring tape and are approximations only. Under the terms of the property mis-descriptions act we are obliged to point out that none of the services described in these particulars have been tested by ourselves. We present these details of the property in good faith and they were accurate at the time at which we inspected the property. These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of presentation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property. To arrange an appointment to view this property, please contact us on 01429 856565, hours are Monday-Friday 9.00am-5.00pm and Saturday 9.00am-12.00pm.

MATERIAL INFORMATION:

We are advised by the seller that the property has mains provide gas, electricity, water and drainage.

MAINTENANCE/SERVICE CHARGES-n/a

PARKING ARRANGEMENTS: Parking on back street

BROADBAND SPEED: The maximum speed for broadband in this area is shown by inputting the postcode at the following link [here](#)> Broadband Speed Checker - UK's No.1 Broadband Speed Test

ELECTRIC CAR CHARGER- No

MOBILE PHONE SIGNAL: No known issues at the property

Tenure - Freehold

Viewing - By appointment through Holbrook & Co

Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C		
55-68	D	66 D	
39-54	E		
21-38	F		
1-20	G		

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