



All enquiries Ref: James Paterson

- Substantial freehold three floor mid terrace building arranged as a 6-bedroom HMO
- Investment

Location:

The property is situated on Stockton Road within a predominantly residential area, between its junctions with nearby residential side streets of Southburn Terrace and York Road. Public transport links include Hartlepool mainline rail station together with a network of local bus services serving the surrounding vicinity. Road links include the A689 and A19. Shopping amenities can be found locally within Hartlepool town centre, with an extensive range of shops, bars and restaurants being found in Middleton Grange Shopping Centre and the wider town centre. Recreational pursuits can be found locally at the open spaces of Burn Valley Gardens and Ward Jackson Park.

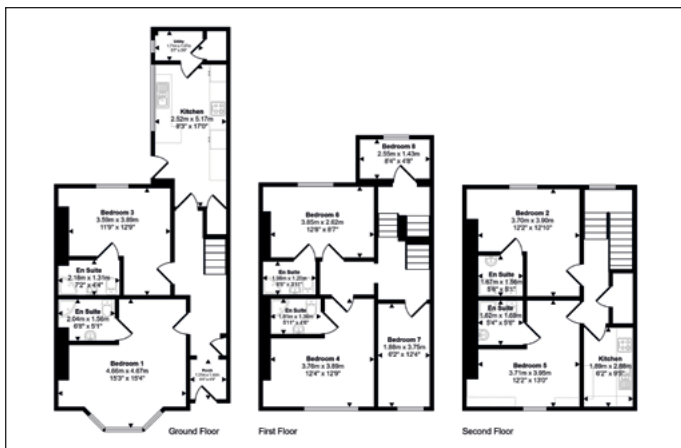
Description:

A substantial freehold midterrace property arranged over ground, first and second floors arranged as a sixbedroom licensed HMO all with en-suite bedrooms.

Accommodation:

| Room: | Floor: | Accommodation: | Rent: |
|-------|--------|-----------------------|---------------|
| 1 | Ground | Bedroom with en-suite | £105 per week |
| 2 | Ground | Bedroom with en-suite | £105 per week |
| 3 | First | Bedroom with en-suite | £105 per week |
| 4 | First | Bedroom with en-suite | £105 per week |
| 5 | Second | Bedroom with en-suite | £105 per week |
| 6 | Second | Bedroom with en-suite | £105 per week |

Two communal kitchens and a separate tenant lounge area
 Outside: Rear yard



Gross Internal Area GIA

Approximately 167 sq m (1,794 sq ft)

EPC rating: D

Council Tax Band: A

Rent reserved:
£32,760 per annum

To view:

Strictly by arrangement with the auctioneer. Please see important advice for viewers on page 19 of this catalogue.

