



**Honeycomb Avenue
Stockton-on-Tees
Durham
TS19 0FF**

Offers in Excess of £123,000

bettermove

Honeycomb Avenue

Stockton-on-Tees

Bettermove are proud to present this impressive 2 bedroom semi-detached house in the sought after area of Stockton-on-Tees.

The property benefits from double glazing, gas central heating throughout and has off street parking available via the driveway. The council tax band is B.

This is a leasehold property with 972 years remaining on the lease; the ground rent is £50 per annum and there is no service charge.

The interior of this well presented property comprises a spacious living room, dining room, the fitted kitchen and a convenient WC on the ground floor. The first floor consists of 2 bedrooms, including the master bedroom with an ensuite bathroom and the family bathroom. The exterior boasts a large front garden and private rear garden with a decking area and summer house, perfect for enjoying the summer months.

Located in the popular town of Stockton-on-Tees, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs. Excellent transport connections can be found from Stockton Train Station, the A1(M) and many local bus routes.

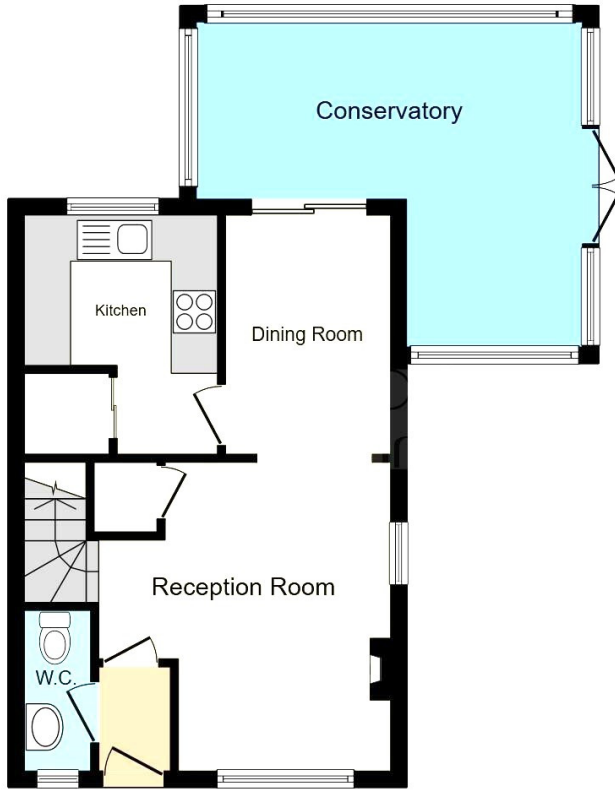
This exciting opportunity should not be missed! All enquiries can be made through Bettermove on 0330 004 0050.

You can secure the purchase today by paying an exclusivity fee of £1,000 which gives you the rights to purchase within a given timeframe.

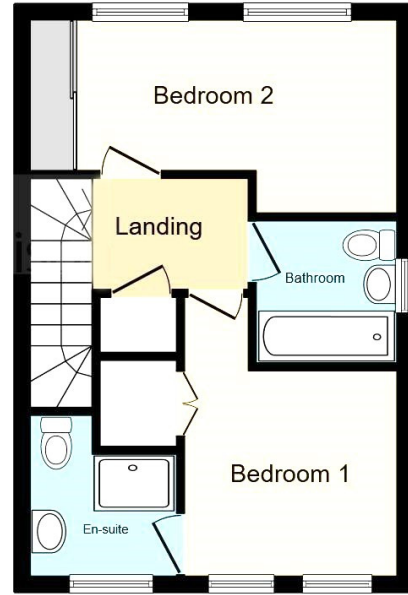
Paying this fee ensures that the seller takes their property off the market and reserves it exclusively for you, therefore eliminating the risk of gazumping and aborted costs.

The exclusivity fee is returned to you upon successful completion of the property.





Ground Floor



First Floor

This floorplan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they should not be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely on its own inspection(s). Plan produced for Manners & Harrison. Powered by www.focalagent.com

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92+)	A		
(81-91)	B		84
(69-80)	C		
(55-68)	D	66	
(39-54)	E		
(21-38)	F		
(1-20)	G		
<i>Not energy efficient - higher running costs</i>			
England, Scotland & Wales		EU Directive 2002/91/EC	



20-22 Bridge End, Leeds, LS1 4DJ
t: 0330 004 0050 e: hello@bettermove.co.uk
www.bettermove.co.uk