



23 COWGREEN CLOSE STOCKTON-ON-TEES, TS16 0FL

£975

Nestled in the charming area of Cowgreen Close, Eaglescliffe, this delightful semi-detached house offers a perfect blend of comfort and convenience. The living accommodation comprises; Lounge, kitchen/diner and cloakroom to the ground floor with three first floor bedrooms, en-suite to main and family bathroom. Outside, the property features parking for two vehicles, a valuable asset in this desirable location. The sought after area is close to major road and air links whilst within a 10 minutes drive of Yarm High Street shops and restaurants. Council Tax band C £2200.09pa. Energy Rating B.

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			95
(81-91) B		84	
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC 	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

Billingham Lettings
 63 Queensway
 Billingham
 TS23 2LU

01642530919
 info@drummondstates.co.uk
 www.drummondstates.co.uk

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 estate agents