



43 Orwell Street
Middlesbrough, TS1 4SW

Asking Price £75,000

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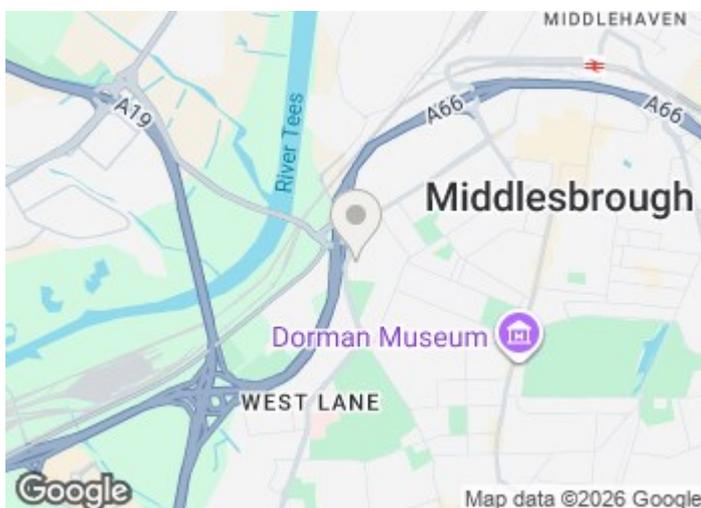
- Ideal buy to let Investment
- Gas central heating and uPVC double glazing
- Good Transport Links
- Three Bedrooms
- EPC & EIRC in place
- Council Tax Band A
- Two Reception Rooms
- Close to an array of local amenities

An excellent opportunity to acquire this well-located three-bedroom mid-terrace property on Orwell Street, Middlesbrough, TS1. Ideally positioned close to a wide range of local amenities, public transport links, and with easy access to the A66 and A19, this property offers both convenience and strong appeal for a variety of buyers.

The accommodation is well laid out and comprises an entrance hallway, a spacious living room, a separate dining room ideal for family living or entertaining, and a fitted kitchen. To the first floor, a landing leads to three generously sized bedrooms and a family bathroom.

Externally, the property benefits from an enclosed rear yard, providing a private and low-maintenance outdoor space.

With its central location and practical layout, this property represents an ideal buy-to-let investment with strong rental demand, or a fantastic opportunity for first-time buyers and families alike. Early viewing is highly recommended to appreciate the potential on offer.



[Directions](#)



Floor Plan

GROUND FLOOR

1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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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 representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

57 Gilkes Street, Middlesbrough, TS1 5EL
Tel: 01642 989679 Email: contact@horizonsaleslettings.co.uk <https://www.horizonsaleslettings.co.uk/>

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	74	78
(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	