

Property reference number:- 2605-1966 (MIDDLESBROUGH)

Home to a family with 2 children in the 5-12 age group,
looking to house-swap in school holidays.

KEY INFORMATION

Bedrooms available:-	3 double bedrooms and 1 single where there is space for an additional airbed/cot
Children welcome?	Yes, all age groups welcome
Pets that live here:-	Just a couple of fish that will need a little food!

This large 4-bedroom detached house was built in the early 1970's and is situated in a lovely suburb in south Middlesbrough, just few minutes' walk from the North Yorkshire countryside.



A five minute drive to the local landmark Roseberry Topping, from where you can walk to Captain Cook's monument. There are lots of lovely villages to visit and walks in the local area. The train station is a 10 minute walk, with trains to the Moors and onto Whitby. The beautiful beach at Saltburn has a working Victorian funicular. 'If you love walking and the seaside, this is a brilliant choice!

This is a quiet location in a friendly cul-de-sac where the family know each neighbour by name. The nearest small shops are ¾ mile away and a Miller & Carter restaurant just 5 minutes walk.

The house comprises...

Downstairs:- living room with a log burner, piano and guitar and there is Sky TV & Netflix, dining room with sun-room extension, kitchen and separate utility/boot room, and toilet.

Upstairs:- the four good sized bedrooms, one ensuite and a family bathroom with separate bath and shower.

There is an annexe with a running machine and gymnastic equipment which may be used by adults, and supervised teenagers.

The large fully enclosed garden is mostly laid to lawn with flower borders and a patio area for BBQ with sofa, table and chairs. There is also a netted trampoline, football goal and garden toys.



The family attend Cornerstone Community Church which currently meets in St Cuthberts church hall. A friendly, mixed age and nationality church meeting at 10.30am (10am for tea and coffee) with a primary aged kids' work during the service.

More info on their website:- www.cornerstonemiddlesbrough.com

Sport's facilities	Leisure centre with pool. Local sports village with running track and outdoor velodrome. Golf driving range and children's putting. Tees barrage with paddleboarding, kayaking and high rope climbing.
Local places of interest	Saltburn for a walk on the beach and fish and chips. Whitby for a longer day, climbing the 199 steps and viewing the Abbey. Yarm for a look around the independent shops and places to eat, and a walk by the river. Captain Cook's museum at Stewart Park is very interesting and you can visit his school and parents' graves in beautiful Great Ayton (5mins away). Have breakfast at Fletchers' farm before you take on the walk up Roseberry Topping!

2 garden photos below



