



Lapwing Court, Haswell

Durham



In Excess of £155,000





## Lapwing Court

Haswell, Durham, DH6 2BQ

OFFERS IN EXCESS OF £155,000

Presenting a fantastic opportunity to purchase three-bedroom detached house in need of a touch of refurbishment, this property promises the potential to be transformed into a stunning family home. Boasting ample space and a versatile layout.

Internally, the property offers three well-proportioned bedrooms.  
utility room requiring a new worktop  
the floor coverings to be replaced through out.  
Appliances in kitchen will possibly require replacement or removal.

Situated in a desirable location, this property holds the promise of significant rental income potential, with an estimated return of £850 per calendar month.

Council Tax band: C

Tenure: Freehold

Energy efficiency rating: TBC



**Entrance Porch**

4'6" x 3'4" (1.39 x 1.04 m)

**Lounge**

13'9" x 11'8" (4.20 x 3.57 m)

**Dining Room**

12'5" x 11'2" (3.79 x 3.40 m)

**Kitchen**

11'1" x 8'11" (3.39 x 2.72 m)

**Utility Room:**

6'7" x 5'0" (2.03 x 1.53 m)

**WC**

6'9" x 3'1" (2.07 x 0.95 m)

**Landing**

**Bedroom One**

9'4" x 13'8" (2.84 x 4.17 m)

**Ensuite**

7'3" x 6'9" (2.22 x 2.06 m)

**Bedroom Two**

9'4" x 10'2" (2.85 x 3.10 m)

**Bedroom Three**

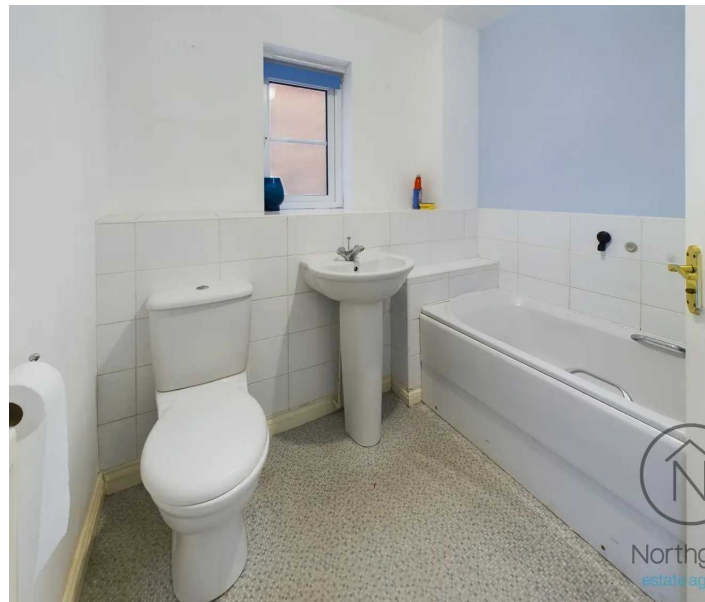
8'2" x 10'4" (2.50 x 3.17 m)

**Bathroom**

7'1" x 6'0" (2.18 x 1.84 m)

**Garage**

12'5" x 8'7" (3.81 x 2.62 m)

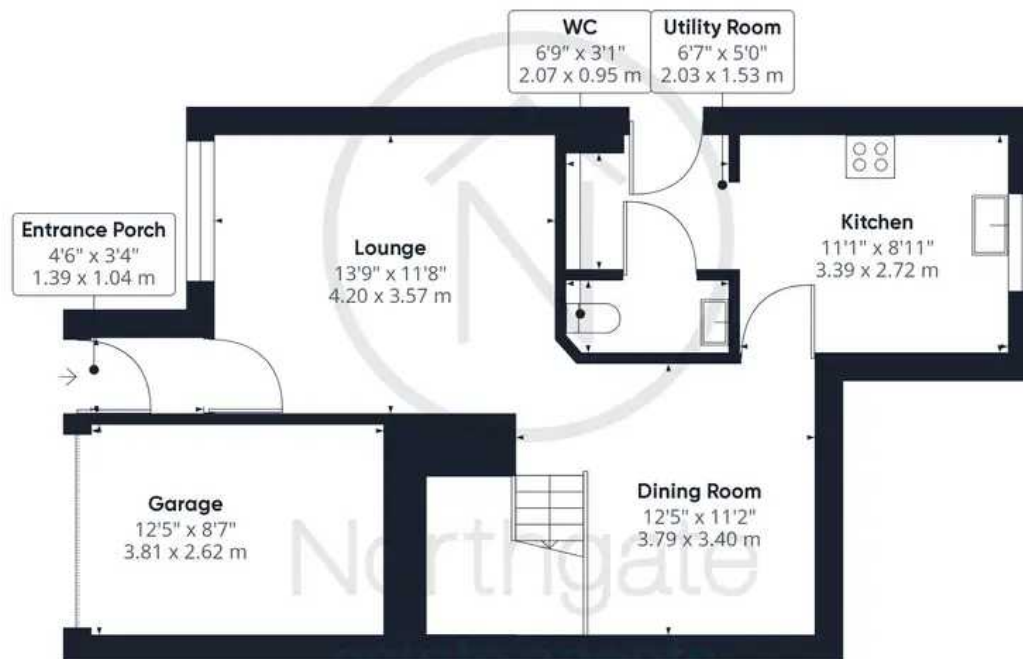








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Ground Floor



Floor 1

Approximate total area<sup>(1)</sup>

1065.94 ft<sup>2</sup>

99.03 m<sup>2</sup>

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360





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