



Woodland Mews, Sedgfield, TS21 3EH  
1 Bed - Flat  
£499 Per Month

**ROBINSONS**  
SALES • LETTINGS • AUCTIONS • SURVEYS

## Woodland Mews Sedgefield, TS21 3EH

We are delighted to offer To Let this deceptively spacious ground floor apartment situated pleasantly within the heart of Sedgefield on Woodland Mews. The property is within walking distance to all of the local amenities offered in & around Sedgefield & the surrounding areas & is within excellent commuting distance to all major road links & bus routes such as the A1(M) & the A19. this impressive home would be ideal for those looking to downsize & comprises in brief: Entrance hallway with storage cupboard, a 15ft (approximately) lounge with window to front elevation, fitted kitchen with access to the rear (white goods to be included), one double bedroom & a re-fitted bathroom with modern three piece suite. Externally, there is an enclosed garden area to the rear, shared garden area to front & an allocated parking bay. We highly encourage thorough internal inspection in order to fully appreciate this desirable property available.

Rent £499 pcm

Bond £499

EPC Rating C

Pets Considered. Working Applicants Preferred.

Tenants required earnings: £15,000 Guarantor earnings: £21,600









**ENTRANCE HALLWAY**

**LOUNGE**

15'1 x 10'9 (4.60m x 3.28m)

**KITCHEN**

10'4 x 7'5 (3.15m x 2.26m)

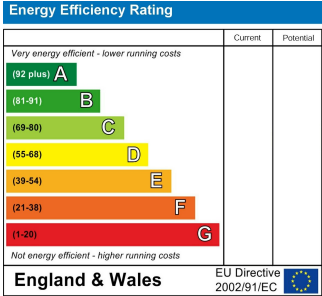
**DOUBLE BEDROOM**

10'5 x 10'3 (3.18m x 3.12m)

**RE-FITTED BATHROOM**

7'0 x 5'6 (2.13m x 1.68m)

**EXTERNALLY**



For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings, if there are important matters which are likely to affect your decision to buy, please contact us before viewing the property. Robinsons can recommend financial services, surveying and conveyancing services to sellers and buyers. Robinsons staff may benefit from referral incentives relating to these services.

