



Alexandra Street, Shildon

County Durham, DL4 2EY

Price £55,000



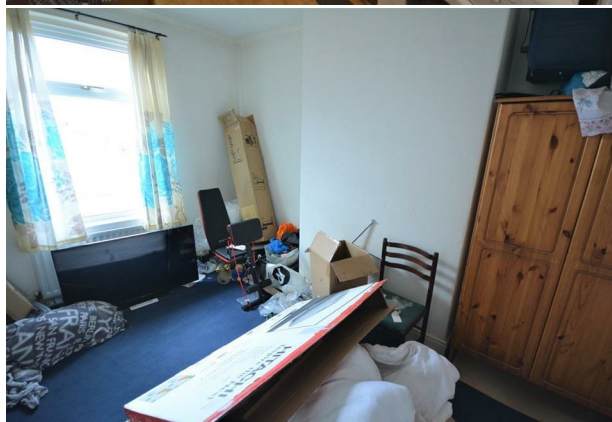
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Alexandra Street, Shildon

DESCRIPTION

Spacious two bed roomed mid terrace located on Alexandra Street in Shildon. The ideal investment with tenants in place currently with an option to purchase with vacant possession and no onward chain for owner occupiers. Located just a short distance from the town centre provides easy access to amenities including local shops, cafes, food outlets, salons and convenience stores. Shildon has primary schools, nursery's and doctors surgery's whilst further facilities are available in nearby towns Bishop Auckland and Newton Aycliffe including supermarkets and secondary schools. There is a regular bus service providing frequent access to neighbouring towns and villages as well as further afield places such as Darlington, Durham and Newcastle. The A689 is close by and leads to the A1(M) both North and South.

In brief this property comprises; an entrance hall, living room, dining room and kitchen to the ground floor whilst the first floor accommodates the two double bedrooms and bathroom. Externally to the front is a small enclosed courtyard whilst to the rear is the larger yard with outhouse for storage. On street parking is available nearby. Tenancy information available upon request.



ROOMS

Living Room

12'2" x 11'2"

The main reception room is a great size with window to the front.

Dining Room

12'5" x 12'10"

The second reception room has ample space for a large table and chairs with window to the rear.

Kitchen

6'11" x 16'10"

Kitchen fitted with a range of wall, drawer and base units, complementing work surfaces and space for appliances.

Master Bedroom

11'3" x 15'8"

The master bedroom is a generous king size with ample space for bedroom furniture.

Bedroom Two

12'9" x 9'6"

The second bedroom is another good sized bedroom with window to the rear

Bathroom

6'11" x 13'1"

The bathroom is fitted with a low level WC, wash hand basin and panelled bath with overhead shower.

External

Externally to the front elevation is an enclosed courtyard whilst to the rear is a larger yard with outhouse for storage.

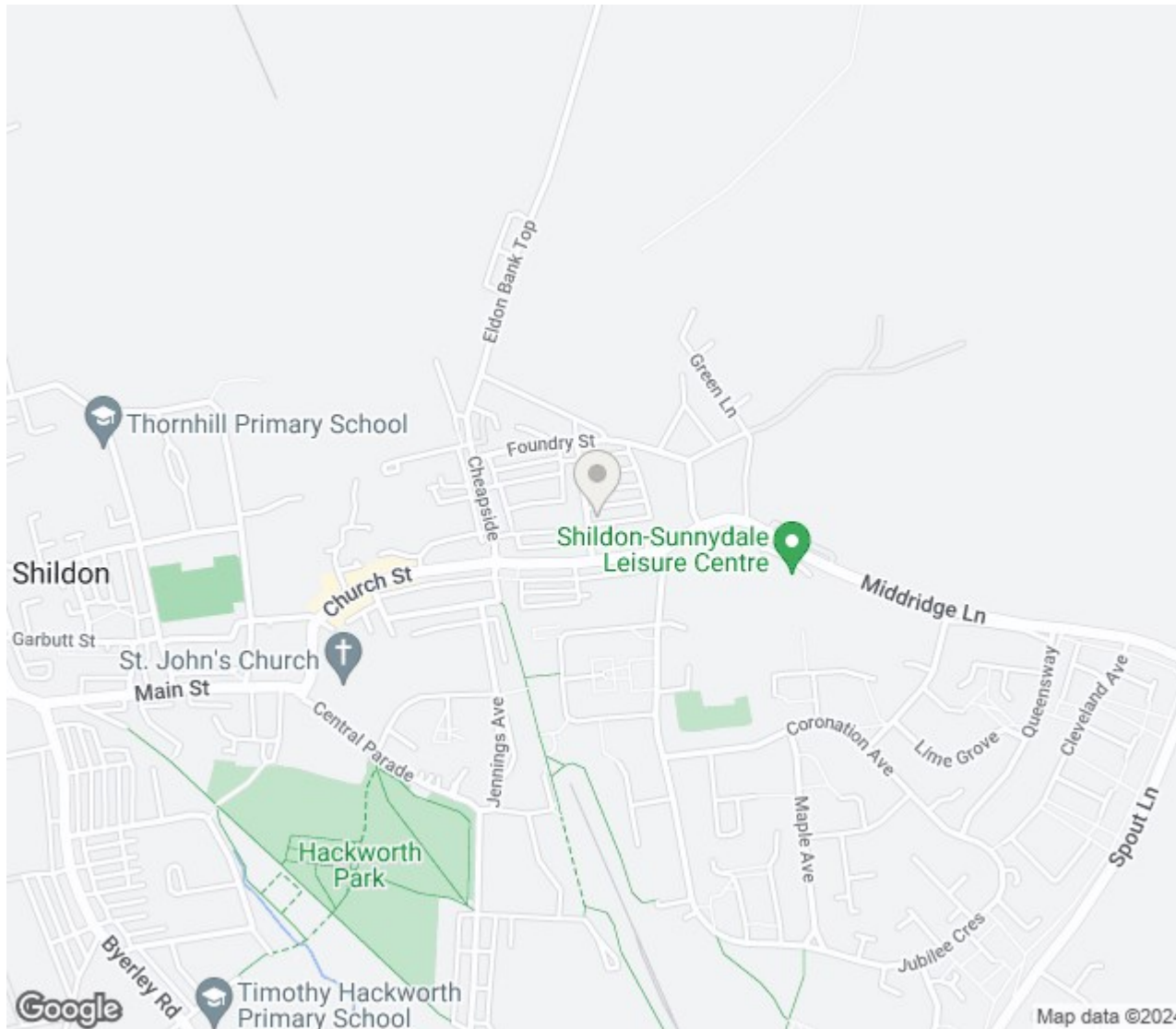
GROUND FLOOR



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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ENERGY PERFORMANCE CERTIFICATE

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		84
(69-80) C		
(55-68) D	57	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

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