

**STUART
EDWARDS**



Temperance Terrace

Ushaw Moor, Durham DH7 7PQ

- 3 Bed End Terraced House
- Close to Local Amenities
- Rear Yard
- Gas CH & UPVC Double Glazing

TO LET £695 PCM PCM

Council Tax Band: A

EPC Rating:

FULL DESCRIPTION

This deceptively spacious home comprises: entrance hall, living room, dining room, modern fitted kitchen and Bathroom. To the first floor of the property, there are three good sized bedrooms. This property also benefits from on-street parking and an enclosed rear yard.

Ushaw Moor is located approximately 4 miles from Durham City Centre, benefiting from local amenities such as newsagents, post office and other small shops.

Viewings are recommended.

IMPORTANT INFORMATION

Please note that all sizes have been measured with an electronic measure tape and are approximations only. Under the terms of the Misdescription Act we are obliged to point out that none of these services have been tested by ourselves. We cannot vouch that any of the installations described in these particulars are in perfect working order.

We present the details of this property in good faith and they were accurate at the time of which we inspected the property. Stuart Edwards for themselves and for the vendors or lessors of this property whose agents they are, give notice, that: (1) the particulars are produced in good faith, are set out as a general guide only, and do not constitute any part of a contract; (2) no person in the employment of Stuart Edwards has the authority to make or give any representation or warranty in relation to this property.

VIEWING

Contact Stuart Edwards Estate Agents for an appointment to view.

WEBSITE COVERAGE

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THANK YOU

Thank you for accessing these details. Should there be anything further we can assist with, please contact our office.

Please note Stuart Edwards Estate Agents is the trading name for Bluepace Durham Ltd.

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

