

STUART EDWARDS



Fieldhouse Lane, Durham City DH1 4NB

- STUDENT ACCOMMODATION 2026/2027
 - £180 INCLUSIVE OF UTILITIES
 - SHOWER ROOM & BATHROOM
 - DRIVEWAY
 - GAS CH & UPVC DOUBLE GLAZING
- FIRST FLOOR FLAT
 - 3 BEDROOMS
 - OPEN PLAN LOUNGE/DINER/KITCHEN
 - FRONT GARDEN

£540 Per Week



Council Tax Band: Exempt EPC Rating: D

FULL DESCRIPTION

STUDENT ACCOMMODATION AVAILABLE 2026/2027.

£180 PER ROOM PER WEEK INCLUSIVE OF WATER, BROADBAND, TV, GAS & ELECTRIC.

(Utilities are capped at £3750PA)

A 3 bedroom flat situated in a quieter location within Durham City Centre yet still within easy reach of all University Buildings.

The accommodation comprises: open plan communal lounge/diner/kitchen, shower room and 2 bedrooms. A conventional staircase leads to a further bedroom with en-suite bathroom.

Externally there's a driveway providing some off road parking and an enclosed front garden.

Benefiting from Gas central heating and UPVC double glazing.

Early reservation is strongly recommended to avoid disappointment.

ENTRANCE

FIRST FLOOR

COMMUNAL LOUNGE/KITCHEN/DINER

8'5" x 7'1"

Communal lounge area with sofa, chair, wall mounted tv, storage unit and breakfast table.

The kitchen has a modern range of shaker style wall and floor units, laminate worktops and inset stainless steel sink with mixer tap. Fully equipped and having all appliances. tiled splashbacks, double radiator and vinyl flooring throughout.

SHOWER ROOM

Close coupled wc, pedestal wash hand basin, shower cubicle, chrome heated towel rail, tiled splashbacks and vinyl flooring.

BEDROOM 1

11'0" x 12'9"

Bed, bedside table, wardrobe, chest of drawers, desk with chair and radiator.

BEDROOM 2

17'5" x 11'9"

Bed, bedside table, wardrobe, chest of drawers, desk with chair and radiator.

SECOND FLOOR

Accessed via a conventional staircase.

BEDROOM 3

10'11" x 11'7"

Bed, bedside table, built-in storage, chest of drawers, desk with chair, Velux window, spot lighting and radiator.

BATHROOM

Close coupled wc, pedestal wash hand basin, panel bath with shower over, radiator, tiled splashbacks and vinyl flooring.

DRIVEWAY & FRONT GARDEN

EPC.

EPC Rating - D

EPC Link - <https://find-energy-certificate.service.gov.uk/energy-certificate/8298-5116-7129-6227-3083>

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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.

