

Fairfield Drive, Whitburn, Sunderland, Tyne and Wear, SR6 7HE

- Four Bedroom
- One Living Room
- EPC: C
- One Open Plan Kitchen Dining
- One Bathroom

£250,000



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DESCRIPTION

PLEASE VIEW VIRTUAL TOUR AND FLOOR PLAN

An opportunity to purchase a superb four bedroom family home in the popular residential area of Whitburn.

Well placed for easy access to the coast and local amenities as well as very highly regarded schools.

The property itself has been upgraded throughout by the current owners to provide stunning accommodation which is certain to impress.

Occupying a pleasant position at the head of a quiet cul-de-sac this is ideal for the needs of a family looking for a coastal location.

Briefly comprising -

Entrance Hallway

Living Room

Open Plan Kitchen Dining

Ground Floor Bedroom

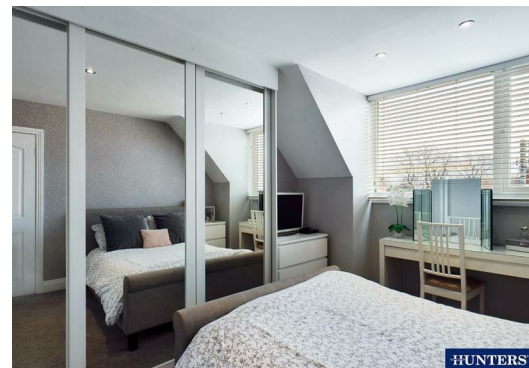
Three Bedrooms

Bathroom

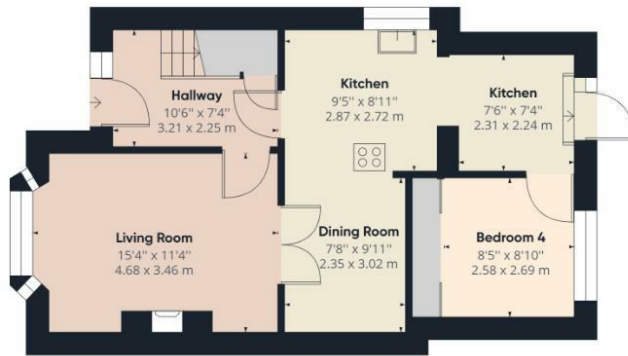
Gardens to Front & Rear

Garage

Viewing Essential







Ground Floor Building 1



Floor 1 Building 1



Approximate total area⁽¹⁾

917.67 ft²
85.25 m²

Reduced headroom

3.56 ft²
0.33 m²

(1) Excluding balconies and terraces

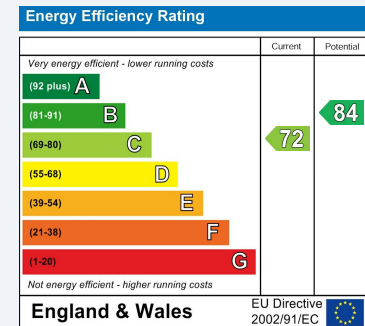
☐ Reduced headroom
(below 1.5m/4.92ft)

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

GIRAFFE 360

ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

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Viewings

Please contact sunderland@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

