



Moor Lane, Sunderland

Asking Price £695,000



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DESCRIPTION

PLEASE VIEW VIRTUAL TOUR AND FLOORPLAN * EXCLUSIVE LOCATION * UNPARALLELED SEA VIEWS * DETACHED PROPERTY ON LARGE PLOT OF LAND * 12M BY 3M PITCHED ROOF GARAGE * HUGE POTENTIAL TO EXTEND * COUNCIL TAX BAND - F * EPC - D *

LOCATION, LOCATION, LOCATION!

Hunters welcome to the market this superb detached home that sits on a large plot of land and is located in one of the northeast's most exclusive and sought-after areas.

This spacious three-bedroomed home is spread across two floors, and features three bedrooms, two generously sized reception rooms, a well-equipped kitchen, and two WC's, ensuring ample space for comfortable living.

Perfectly positioned on Moor Lane in Whitburn and boasting incredible panoramic views out to the North Sea – as well as unspoilt views of Cleadon Hills to the rear.

The house, originally built in 1900, is surrounded by countryside, yet is just a short walk to the beautiful blue flag beaches of Whitburn, Seaburn and Roker.

Offering great potential to extend with its vast gardens, large attic, and detached pitched roof garage, which could make an ideal annexe, home office, gym or workshop.

This is the first time this spacious, light and airy house, with large driveway and front lawn, has been on the market in over forty years, and is one of just a few houses on Moor Lane which has such incredible views out the front and back.

Viewing comes highly recommended!

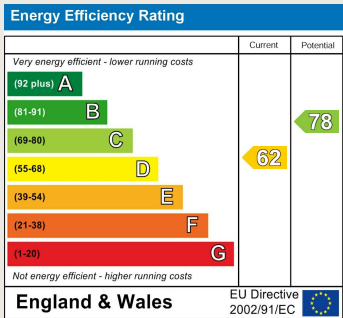






ENERGY PERFORMANCE CERTIFICATE

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.

THINKING OF SELLING? 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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