



Flint Road, Alexandra Park, Sunderland, Tyne & Wear, SR4 6EG

Asking Price £159,950



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PLEASE VIEW VIRTUAL TOUR & FLOOR BEDROOM * SUPERB SEMI-DETACHED HOME * THREE BEDROOMS * DRIVEWAY * GARDEN * COUNCIL TAX BAND - B * EPC - C *

Nestled on Flint Road in Sunderland, this charming semi-detached house presents an excellent opportunity for first-time buyers and families seeking a comfortable and convenient home. The property boasts a well-maintained exterior and off-road parking for your convenience.

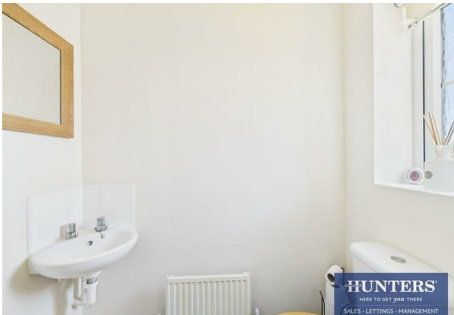
Situated in a desirable development on the outskirts of the City Centre, residents will benefit from easy access to a variety of local amenities. Schools, shops, parks, Sunderland Royal Hospital, and metro stations are all within close proximity, making daily life both practical and enjoyable.

Inside, the home is tastefully decorated with a contemporary flair, creating a welcoming atmosphere. The ground floor features an inviting entrance hallway, a convenient WC, and a spacious lounge that is perfect for relaxation or entertaining guests. The kitchen/diner is well-appointed, offering a delightful space for family meals and gatherings.

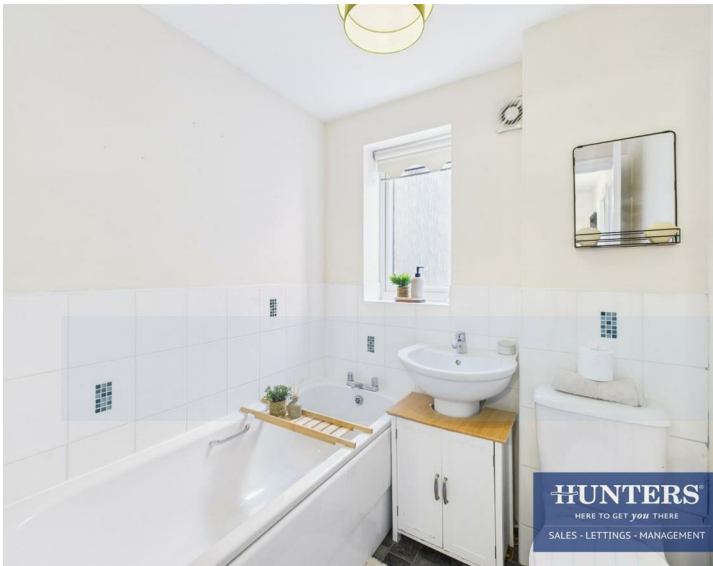
Upstairs, you will find three generously sized bedrooms, with the master bedroom benefiting from an en suite bathroom for added privacy and comfort. A stylish family bathroom serves the other two bedrooms, ensuring that everyone has their own space.

The generously sized rear garden is a standout feature, providing ample room for outdoor activities. With paved, decked, and grassed areas, it is an ideal setting for summer barbecues, children's play, or simply enjoying the fresh air.

This property is not to be missed. Call now to arrange a viewing and discover the potential of this lovely home on Flint Road.



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Hallway
12'2 x 14'3

Living Room
15'5 x 8'9

Kitchen
15'5 x 5'6

bedroom
6'3 x 7'7

bedroom
8'10 x 7'8

bedroom
12'0 x 9'5

landing
6'2 x 5'10

bathroom
5'4 x 6'2



Ground Floor



Floor 1

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.

HUNTERS®
HERE TO GET *you* THERE

Approximate total area⁽¹⁾
698.91 ft²
64.93 m²

(1) Excluding balconies and terraces

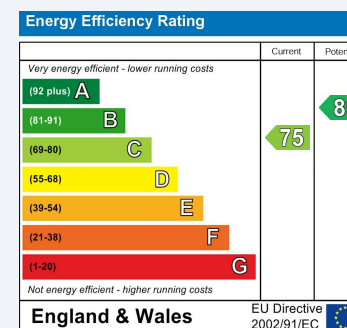
While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.

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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.