



25 Longfellow Street
Houghton Le Spring
Tyne And Wear
DH5 8LF

£795 pcm

End Terraced House
Three Bedrooms
Two Reception Rooms
Popular Location
Recently Refurbished Throughout
Available Immediately





Safe and Secure welcome to the rental market this newly refurbished three bedroom end of terrace house, available immediately on an unfurnished basis. The immaculate property would make an excellent family home, benefitting from two reception rooms, utility room and three spacious bedrooms.

Briefly comprising of: an entrance hall, lounge, dining room, kitchen, utility room, three spacious bedrooms, family bathroom, garden and yard.

If you are interested please give our office a call on 0191 385 4477.

ENTRANCE HALL

Double glazed entrance door and staircase to first floor.

DINING ROOM

11' 1" x 10' 2" (3.4m x 3.1m) Double glazed window to rear and radiator.

LOUNGE

17' 8" x 10' 9" (5.4m x 3.3m) Two double glazed windows to front and rear and radiator.

KITCHEN

14' 5" x 6' 6" (4.4m x 2.0m) Part tiled walls, fitted wall and base units, work surfaces, single bowl sink and drainer unit, integrated electric oven, integrated electric hob, extractor hood, radiator and double glazed window to front.



UTILITY ROOM

7' 6" x 5' 10" (2.3m x 1.8m) Base units, work surfaces, radiator, double glazed window to front and double glazed door to front.

FIRST FLOOR LANDING

Double glazed window to front, access to loft space and radiator.

MASTER BEDROOM

11' 1" x 8' 10" (3.4m x 2.7m) Double glazed window to rear and radiator.

BEDROOM 2

8' 2" x 8' 2" (2.5m x 2.5m) Double glazed window to front and radiator.

BEDROOM 3

11' 1" x 10' 9" (3.4m x 3.3m) Double glazed window to rear and radiator.

BATHROOM

White three piece suite comprising of a panelled bath with shower over, pedestal wash hand basin, low level WC, radiator, extractor fan and double glazed window.

FRONT GARDEN

Paved and gravelled area enclosed by walled boundaries.

REAR GARDEN

Laid mainly to lawn, fenced boundaries and gated access.



Local Authority
Council Tax Band
EPC Rating

Sunderland City Council

A

TBC



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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 are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.