



**10 Whitehouse Lane**

Ushaw Moor  
County Durham  
DH7 7PG

**£79,950**  
**Freehold**

Mid Terrace House  
Three Bedrooms  
Rear Yard  
Close to Local Amenities & Transport  
Links  
Gas Central Heating and Double  
Glazing





Safe and Secure welcome to the market this Three Bedroom Mid Terraced House in the popular area of Whitehouse Lane, Ushaw Moor. This spacious home benefits from gas central heating, double glazing and yard to rear. Currently tenanted the property would make a good investment for property investors and landlords. Viewings recommended.

#### **ENTRANCE HALL**

Double glazed entrance door, staircase to first floor.

#### **LOUNGE**

14' 3" x 13' 10" (4.35m x 4.22m) Double glazed window to front, coving to ceiling, living flame gas fire with brick fire surround, radiator.

#### **DINING ROOM**

10' 6" x 17' 3" (3.22m x 5.27m) Double glazed window to rear, coving to ceiling, picture rail, radiator.

#### **KITCHEN**

8' 1" x 11' 1" (2.47m x 3.38m) A range of fitted wall and base units with coordinating work surfaces, integrated electric oven, integrated electric hob with extractor hood, single sink bowl and drainer, space for washing machine, wall mounted electric radiator, tiled floor, double glazed window to rear.

#### **REAR HALL**



Tiled floor, double glazed door to rear.

### **FIRST FLOOR LANDING**

Built in storage cupboard, access to loft space.

### **MASTER BEDROOM**

10' 8" x 12' 6" (3.26m x 3.83m) Double Glazed to the front, radiator

### **BEDROOM**

10' 6" x 8' 6" (3.22m x 2.60m) Double glazed window to the rear, ceiling rose, radiator

### **BEDROOM 3**

10' 7" x 8' 6" (3.23m x 2.60m) Double glazed window to the rear, radiator

### **BATHROOM**

White four piece suite comprising; panelled bath, step in shower cubicle, pedestal wash basin, low level w.c., radiator, double glazed window to rear.

### **REAR YARD**

Paved yard with fenced boundaries.



**Local Authority**  
**Council Tax Band**  
**EPC Rating**

A  
D

**Houghton le Spring**  
24-25 Westbourne Terrace  
Houghton Le Spring  
Tyne And Wear  
DH4 4QT

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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.