



# 15 Kismet Street

Southwick, Sunderland, SR5 2LG

Guide price £47,500

Guide Price £47,500 +

Moovd Online Property Auctions are pleased to offer For Sale via Option A – Unconditional Online Auction with a BUY IT NOW PRICE, this three bedroom vacant mid terrace, located in Southwick, Sunderland.

The large ground floor living space briefly comprises: Entrance hallway leading into a rear lounge with staircase to first floor. Bedroom one/ dining room adjacent and a galley fitted kitchen, rear lobby and white family bathroom W.C. To first floor is a landing space and two double bedrooms with dormer windows front and rear. Externally is a rear enclosed yard.

The accommodation on offer boasts gas central heating, UPVc double glazing and would be an excellent BTL investment, benefiting from both a valid EICR, CP12 and EPC rating of D and a rental potential of £625 - £650 PCM.

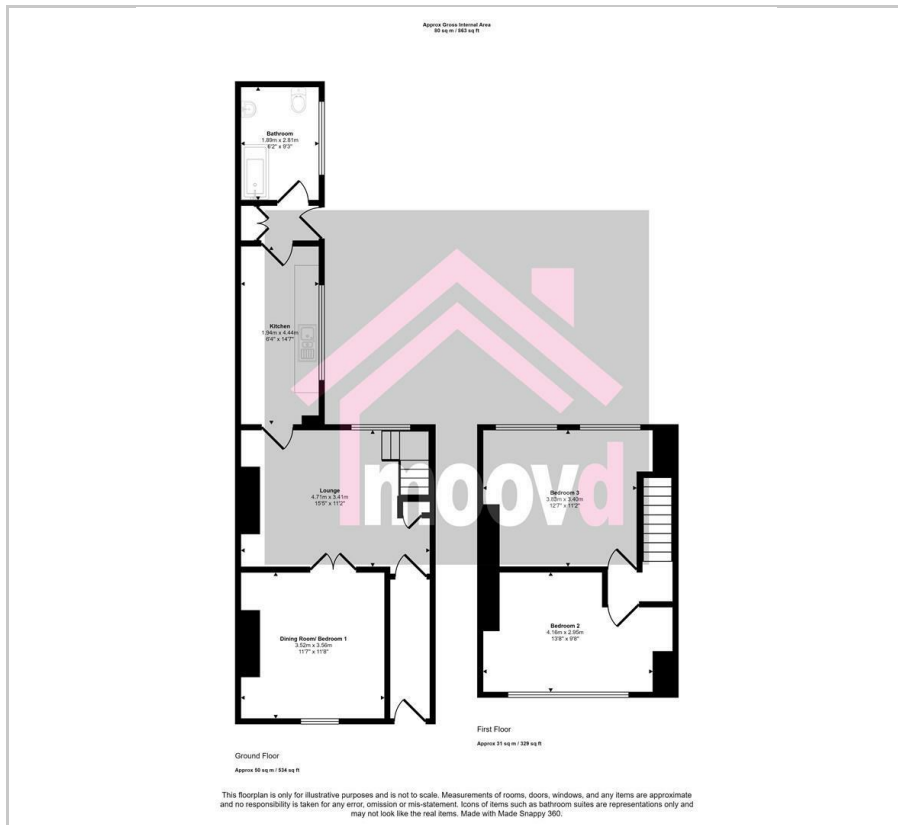
Southwick is located on the outskirts of Sunderland City centre and includes a small front street. Only a short distance away are everyday amenities including a large Sainsburys and excellent road and bus networks in and out of the City centre and around the local area.

An internal viewing is considered a 'must' and strictly by appointment only.

- Offered For Sale via Option A - Unconditional Online Auction
- BUY IT NOW PRICE AVAILABLE
- Three bedroom mid terrace
- Vacant possession
- Excellent BTL investment
- INTERESTED? VIEW ME!



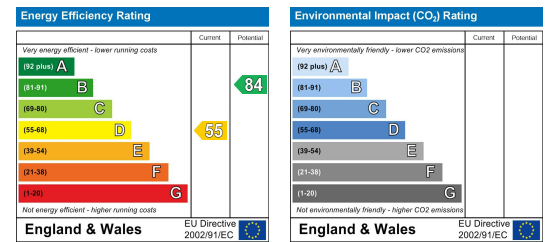
# Floor Plan



# Area Map



# Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



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