

# KAN MOVE

## Estate Agents

2 bed Semi Detached Bungalow for sale - £159,950

Walworth Road - Ferryhill



Council Tax Band: B

EPC Rating:

\*\*\*NO ONWARD CHAIN\*\*\* Superbly presented situated within a popular location in Ferryhill with easy commuting to the A1 and Durham City. Two bedroom semi detached BUNGALOW Comprising of Entrance hallway into a spacious Lounge, inner hallway through to the Kitchen and a conservatory with tiled roof, Wet room with shower off the mains, externally to the front is gravelled garden and paved drive with side access to an enclosed rear garden. The property is Double glazed and benefits from gas fired central heating system.



**1 Bathrooms**

**2 Beds**

- TWO BEDROOM SEMI-DETACHED BUNGALOW
- LOUNGE WITH BOW WINDOW TO THE FRONT
- WET ROOM WITH SHOWER OFF THE MAINS
- FRONT AND REAR GARDENS
- BLOCK PAVED DRIVE
- CONSERVATORY

SCAN FOR DETAILS

### **Entrance Hallway**

Upvc Double glazed entrance door with glazed glass side panels.

### **Lounge 16' 0" x 13' 0" (4.87m x 3.96m)**

UPVC Double glazed bow window to the front, electric fire and surround with marble hearth.

### **Inner Hallway**

Storage cupboard, loft access.

### **Wet Room**

Upvc Double glazed window to side, fully tiled walls, shower off the mains, pedestal wash hand basin, low level W/C.

### **Kitchen 11' 0" x 9' 0" (3.35m x 2.74m)**

UPVC double glazed window to the side, matching wall and base units, stainless steel sink unit with mixer tap, tiled splashbacks, plumbing for washing machine, electric hob and oven, integrated fridge/freezer.

### **Conservatory 7' 0" x 10' 0" (2.13m x 3.05m)**

Half brick construction with UPVC Double glazed windows and a door to the side with a tiled roof.

### **Bedroom One 13' 0" plus fitted wardrobes x 9' 0" (3.96m x 2.74m)**

UPVC Double glazed window to rear, fitted wardrobes.

### **Bedroom Two 11' 0" x 8' 0" (3.35m x 2.44m)**

UPVC Double glazed window to the side.

### **Externally**

Block paved drive and gravelled Garden to the front, side access to rear enclosed garden with timber shed.



