

2 bed End Terrace House for sale - £79,950

Wear Street - Spennymoor



Council Tax Band: A

EPC Rating: C

Within walking distance to all local amenities of Spennymoor Town Centre. Well appointed Two bedroom end-terraced house, accommodation offering entrance vestibule into the lounge, modern Kitchen/breakfast, ground floor bathroom with separate shower cubicle, Upvc double glazed windows and gas fired central heating system. Externally is a rear yard with decking area.

Bathrooms 1

Beds 2

- **TWO BEDROOM END TERRACED HOUSE**
- **LOUNGE**
- **KITCHEN/BREAKFAST**
- **GAS FIRED CENTRAL HEATING**
- **GROUND FLOOR BATHROOM**
- **YARD TO REAR WITH DECKING AREA**



SCAN FOR DETAILS

Entrance Vestibule

Entrance door into vestibule with stairs to first floor.

Lounge 15' 2" x 15' 0" (4.62m x 4.57m)

UPVC Double glazed window to front, understairs storage cupboard, double doors into kitchen/breakfast.



Kitchen/Breakfast 15' 4" x 9' 0" (4.67m x 2.74m)

UPVC Double glazed window to rear, matching wall and base units with breakfast bar, stainless steel one and half bowl sink unit with mixer tap, tiled splashbacks, plumbing for washing machine, electric oven and hob. Space for Fridge Freezer.



Ground Floor Bathroom

UPVC Double glazed window to the side, separate shower cubicle with shower off mains, bath, low level W/C, pedestal wash hand basin, fully tiled walls, spot lights to ceiling.

Rear Lobby

Composite door to rear yard

Bedroom One 15' 0" x 11' 0" (4.57m x 3.35m)

UPVC Double glazed window to front, storage cupboard. Fitted wardrobes to both alcoves housing the boiler.

Bedroom Two 15' 2" x 9' 0" (4.62m x 2.74m)

UPVC Double glazed window to rear.

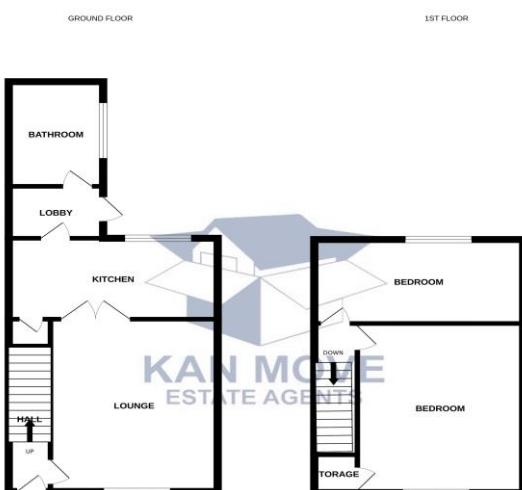


Rear Yard

Rear yard with decking Area.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

These details are for guidance only and complete accuracy cannot be guaranteed. If there is at any point, which is of particular importance, verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs are NOT necessarily included. Interested Parties are advised to check availability and make an appointment to view before travelling to see a property.



12 WEAR STREET, DL16 7UA

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