

Fairhaven
Thurcroft
Sunderland
SR3 2FL



Fairhaven

£215,000

INTRODUCTION

MUCH LARGER STYLE 3 BEDROOM SEMI-DETACHED - SOUGHT AFTER LOCATION NEXT TO MILL HILL SCHOOL - DRIVEWAY & LARGER GARAGE - EN SUITE TO MASTER BEDROOM - GENEROUS LOUNGE - HUGE DINING KITCHEN WITH DOORS OUT TO GARDEN - GENEROUS REAR GARDEN PLOT ...

ENTRANCE HALL

Entrance via GRP double-glazed door. Stylish laminate wood-effect flooring, built-in cupboard for coat hanging, carpeted stairs to first floor landing, radiator. 3 doors leading off, 1 to lounge, 1 to dining kitchen and 1 to WC.

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Vinyl flooring, radiator, hand basin with chrome tap, toilet with low level cistern. Extractor fan.

LOUNGE

Carpet flooring, 2 radiators, front facing white uPVC double-glazed window. This is a good size lounge.

DINING KITCHEN

A lovely size dining kitchen large enough to accommodate a kitchen, sofa and dining table and chairs, continuation of the laminate wood-effect flooring running through from entrance hall, radiator, white uPVC double-glazed window with views over and garden and door leading out to rear garden and patio. Stylish fitted kitchen with a range of wall and floor units in a high gloss finish complementary laminate work surface, integrated electric oven situated at waist height for convenience, integrated fridge/freezer, integrated washing machine. Built-in cupboard which houses the central heating boiler, stainless steel sink with bowl and a half, single drainer and matching Monobloc tap.

FIRST FLOOR LANDING

Loft hatch, built-in cupboard housing the central heating boiler, second built-in cupboard providing additional shelving and storage. 4 doors leading off, 3 to bedrooms and 1 to bathroom.

BATHROOM

Laminate wood-effect flooring, towel heater style radiator, front facing white uPVC double-glazed window with privacy glass. White toilet with concealed cistern and push button flush, wall mounted sink with chrome tap, bath with panel, chrome taps with showerhead attachment. Recessed lights to ceiling. The walls around the bath area are finished in a stylish tile which continues to approx. half height around the remainder of the bathroom.

PRINCIPAL BEDROOM

Double bedroom.

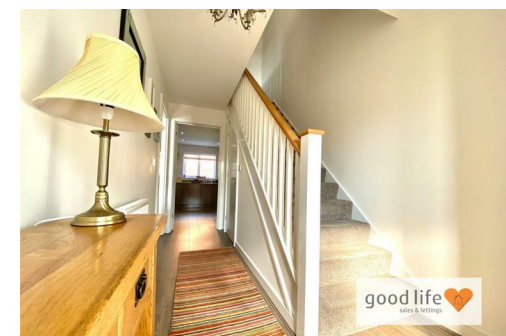
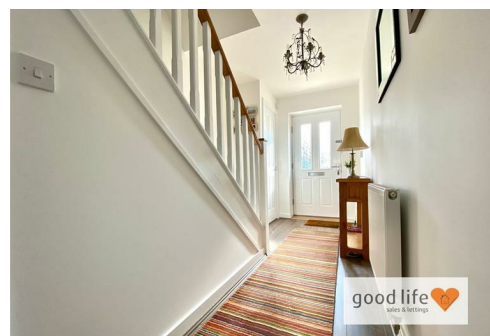
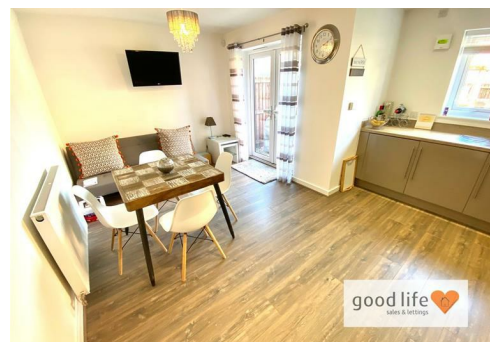
Carpet flooring, radiator, front facing white uPVC double-glazed window. Stylish fitted wardrobes to 1 wall with sliding doors providing a good degree of storage and hanging space. Door leading off to en-suite.

EN-SUITE

Vinyl wood-effect flooring, white toilet with concealed cistern and push button flush, sink with single pedestal and chrome tap, double shower cubicle with shower fed from the main hot water system. Towel heater style radiator. Extractor fan, recessed lights to ceiling. Stylish tiling within the shower area.

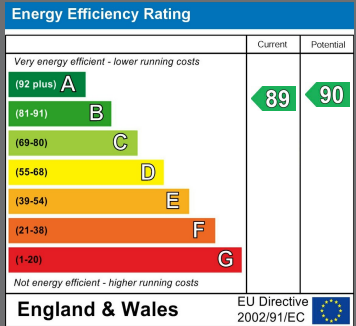
BEDROOM 2

Carpet flooring, radiator, rear facing white uPVC double-glazed window. Professionally installed fitted wardrobes to 1 wall providing a good of storage and hanging space. This is also a good size double bedroom.



Local Authority
Sunderland

Council Tax Band
C



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



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