

Palmstead Road
Pennywell
Sunderland
SR4 8EW



Palmstead Road

£725 PCM

INTRODUCTION

AVAILABLE NOW !! SUPERB MODERNISED AND WELL PRESENTED LARGE 3 BED SEMI- DETACHED HOUSE OFFERING FAMILY SIZE ACCOMMODATION.

ENTRANCE HALL

Laminate wood effect flooring, single radiator, front facing white uPVC double glazed window with privacy glass. Stairs to first floor landing, door leading off to lounge, door leading off to kitchen/dining room.

KITCHEN/DINING ROOM

Measurements taken at widest points.

Vinyl tile effect flooring, double radiator, 2 white uPVC double glazed windows with views of the rear garden. Fabulous fitted kitchen with a range wall and floor units in a white high gloss finish with contrasting laminate work surface. Stainless steel sink with single bowl, single drainer and matching monobloc tap. Integrated electric hob, 4 ring ceramic hob and feature extractor chimney in stainless steel finish. space for a tall fridge/freezer. Very comfortable space for a large dining table and chairs if required, door leading off to entrance hall, door leading off to rear lobby.

REAR LOBBY

GRP style front door leading to the front garden, white uPVC double glazed door leading off to the rear garden, leading off is a downstairs WC, and the utility room, (previously wash house) plus storage cupboard (previously coal house).

W C

Carpet flooring, white toilet with low level cistern, rear facing wooden framed single glazed window with privacy glass.

UTILITY ROOM (PREVIOUSLY WASH HOUSE)

Carpet flooring, front facing white uPVC double glazed window with privacy glass. Combi boiler, cold water tap, waste suitable for a washing machine, double sockets and electric lighting.

FIRST FLOOR LANDING

Side facing white uPVC double glazed window, loft hatch. 4 doors leading off, 3 to bedrooms and 1 to bathroom.

BATHROOM

Laminate tile effect flooring, radiator, 2 white uPVC double glazed windows both with privacy glass. Modern white bathroom suite comprising of; toilet with low level cistern, sink with single pedestal and chrome tap, bath with panel, chrome tap with thermostatic shower overfed from main Combi boiler system. The walls around the bath area is finished in a white ceramic tile.

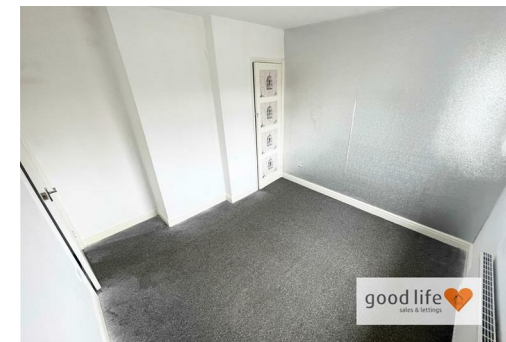
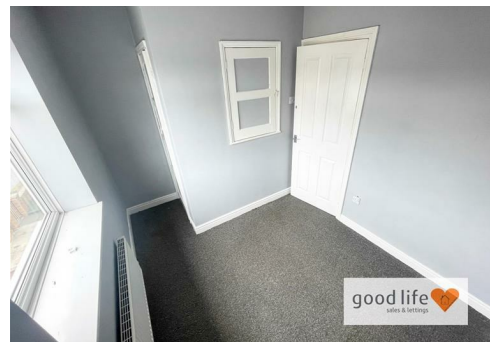
BEDROOM 1

Carpet flooring, single radiator, rear facing white uPVC double glazed window, built-in cupboard providing some storage. It should be noted that this is a very sizable double bedroom.

BEDROOM 2

Measurements taken at widest point.

Carpet flooring, single radiator, front facing white uPVC double glazed window. Built-in cupboard providing some storage and hanging space. It should be noted that this is also a double bedroom.



Local Authority
Sunderland

Council Tax Band
A

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		



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



Good Life Homes - Lettings

46 Windsor Terrace
Sunderland
Tyne and Wear
SR2 9QF

Contact

0191 565 6655

info@goodlifelifehomes.co.uk

www.goodlifelifehomes.co.uk

good life 
sales & lettings