

HUNTERS®

HERE TO GET *you* THERE



Scarfell Close

Peterlee, SR8 5PF

Offers Over £59,950



IDEAL BUY-TO-LET INVESTMENT OR FIRST HOME - GARAGE ... Hunters are delighted to present to the market this wonderful two bedroom end terraced home with a garage which is situated within reach of the Castle Dene Shopping Centre, local schools, the new Horden Railway Station and the A19 which interconnects with Sunderland, Hartlepool and the historic city of Durham. The well appointed accommodation includes a larger than average lounge, kitchen, family bathroom, garage and desirable enclosed gardens. For further information regarding viewings and our comprehensive lettings management services please contact your local Hunters office located in the Castle Dene Shopping Centre in Peterlee. EPC: C, Council Tax Band: A. "NO CHAIN"



REAR ENTRANCE PORCH

Situated at the rear of the property the porch includes double glazed windows, a partially glazed external door and a further partially glazed door offering accessibility into the rear hallway.

REAR HALLWAY 5'7" x 9'11" (1.69 x 3.01)

Providing an open plan aspect with the dining kitchen, the hallway features a useful storage cupboard and two internal doors opening into the lounge and the entrance porch.

DINING KITCHEN 9'3" x 10'0" (2.83 x 3.05)

Nestled at the rear of the home the dining kitchen offers an array of wall and floor and glazed display cabinets finished in a white colour with contrasting laminated work surfaces integrating a complimenting thermoplastic sink and drainer unit complete with mixer tap fittings positioned below a double glazed window overlooking the rear courtyard. Additional attributes include plumbing for an ...

LOUNGE 15'1" x 15'6" (4.59 x 4.73)

Located at the front of the property this larger lounge provides a double glazed window which offers scenic views across the enclosed south facing gardens towards an area of parkland, laminated flooring and a centrepiece fireplace inset with a living flame gas fire. Accompaniments include an exterior door, a radiator and feature newel posted staircase to the first floor landing area.

FIRST FLOOR LANDING

Incorporating a useful linen cupboard, loft access with telescopic ladders and three doors offering accessibility into both double bedrooms and the family bathroom.

FAMILY BATHROOM 5'7" x 7'7" (1.71 x 2.3)

Set to the rear of the property the bathroom provides an electric shower positioned over the panel bath, a low level W/c and a pedestal hand wash basin. Additional attributes include a frosted double glazed window and a radiator.

MASTER BEDROOM 10'6" x 12'3" (3.19 x 3.73)

situated at the front of the home, the master bedroom offers lovely views across the enclosed south facing gardens towards the area of parkland through double glazed windows and an abundance of fitted wardrobes which also conceal the Baxi gas combination boiler which was installed in 2017 and comes with a seven year warranty from new.

SECOND BEDROOM 9'2" x 12'10" (2.8 x 3.91)

A wonderful additional double bedroom which is positioned to the rear of the property and includes a double glazed window together with a radiator.

EXTERNAL

At the front of the home there are lower maintenance enclosed south facing gardens which have been block paved and overlook a scenic area of parkland ideal for all the family to enjoy the outdoors during the warm summer months. To the rear there is an enclosed courtyard with two outbuildings for useful additional secure storage.

GARAGE

Situated in a nearby block of garages at the rear of the property, the larger garage features an up and over door ideal for popular secure off street parking.

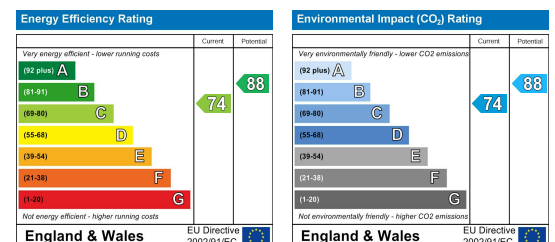
Area Map



Floor Plans



Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.