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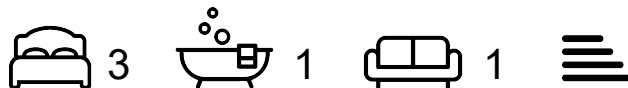
HERE TO GET *you* THERE



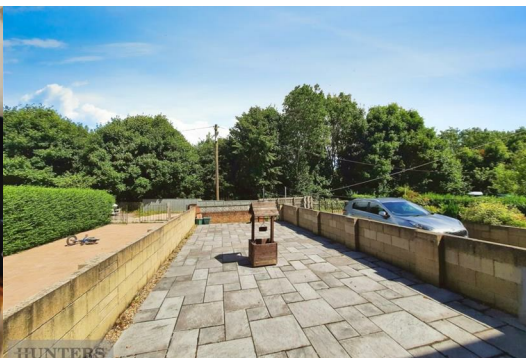
Dene Bank Avenue

Horden, Peterlee, SR8 4SH

Asking Price £78,500



AN IDEAL FAMILY HOME WITH GARDENS & NO CHAIN - VIDEO TOUR AVAILABLE ... Hunters are delighted to present to the market this lovely terraced house with wonderful gardens positioned within reach of the Peterlee Town Centre amenities, local Schools, shops and the enchanting Castle Eden Dene which meanders to the nearby Heritage coastline. The accommodation includes an entrance porch, lounge, dining room, an extended kitchen, shower room W/c, three bedrooms and attractive gardens which could easily offer off street parking facilities. Council Tax Band A, EPC On Order. For further information and viewings please contact your local Hunters Office situated in the Peterlee Castle Dene Shopping Centre.



Entrance Porch / Hall

Situated at the rear of this lovely family home the entrance porch includes an exterior double glazed door and a radiator. A partially glazed door opens into the hallway which also features stairs to the first floor and a further radiator.

Lounge 13'11" x 12'9" (4.26m x 3.89m)

The appealing principle reception room incorporates a central fireplace complimenting the attractive laminate flooring and a double glazed window offering unrestricted views across the gardens. Additional attributes include a useful storage cupboard, a radiator and doors to both the hallway and the dining room.

Dining Room 10'11" x 7'11" (3.35m x 2.43m)

Positioned between the kitchen and the lounge, his impressive further reception room features a double glazed window looking into the kitchen, a radiator and a door to the shower room W/c.

Kitchen 9'10" x 8'0" (3.00m x 2.46m)

Nestled towards the front of the residence the extended kitchen incorporates a wealth of wall and floor cabinets finished in Oak colour tomes with contrasting laminated work surfaces which integrate a one and a half bowl stainless steel sink and drainer unit complete with mixer tap fitments set beneath a double glazed window. Further accompaniments include an exterior double glazed door, an electric oven and hob, an underbench fridge and freezer together with an automatic washing machine which will remain for the fortunate new owners.

Shower Room W/c 7'6" x 4'5" (2.29m x 1.37m)

This wonderful facility features a white suite comprising of a glazed double shower enclosure complete with chrome finished fittings, a low level W/c and a pedestal hand wash basin. Additional attributes include attractive wall panelling, a radiator and a double glazed frosted window.

Landing

Positioned at the top of the stairwell from the hallway, the landing area offers a convenient loft access with ladders to a splendid boarded loft area and doors offering access into the three bedrooms.

Master Bedroom 11'8" x 11'7" (3.56m x 3.55m)

The lovely master bedroom offers pleasant elevated views across the gardens through double glazed windows, a useful storage cupboard and a radiator.

Second Bedroom 9'10" x 9'2" (3.01m x 2.80m)

This second well appointed double bedroom offers a double glazed window and a radiator.

Third Bedroom 7'0" x 6'4" (2.15m x 1.95m)

Situated adjacent to the second bedroom the third bedroom features a double glazed window and a radiator.

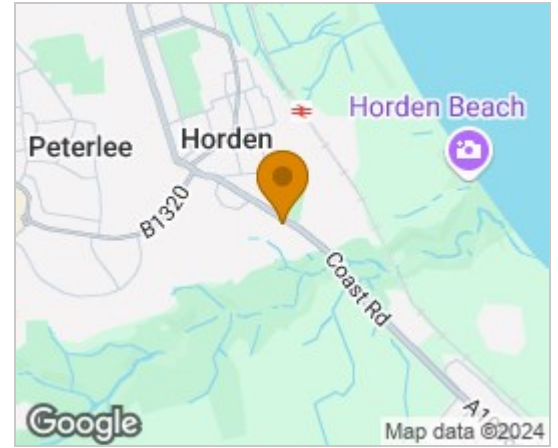
Outdoor Space

At the front of this charming residence there is a gated walled forecourt whilst to the rear, the vendors have created a spectacular lower maintenance patio garden with an access gate leading into the lane and ultimately a further fenced garden area with an access gate ideal for off street parking if required.

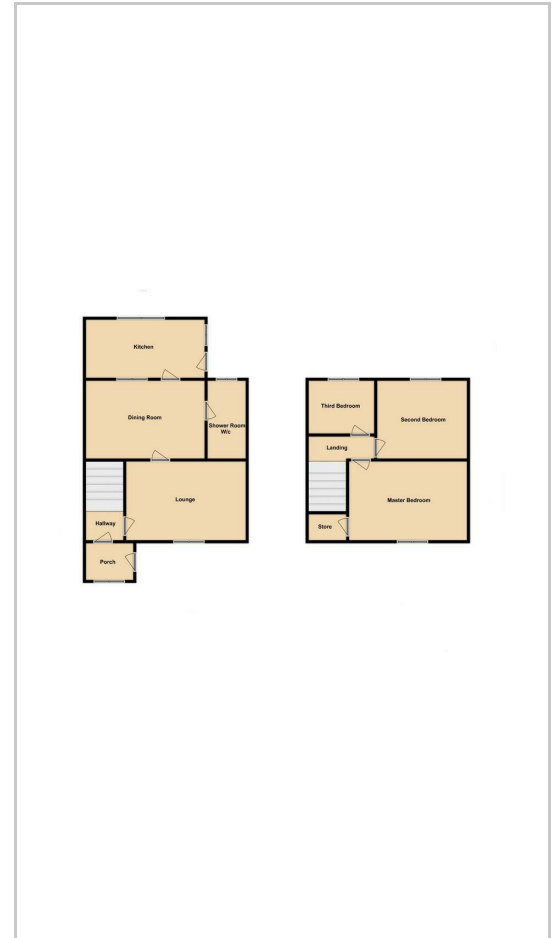
These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these 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.

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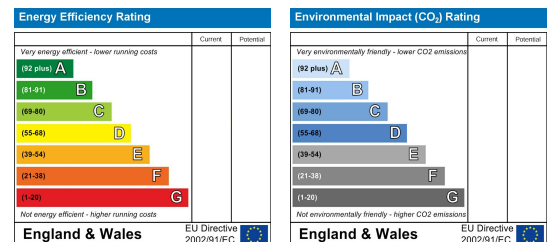
Area Map



Floor Plans



Energy Efficiency Graph



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