



Albert Street, Shildon, DL4 2DW
3 Bed - House - Mid Terrace
£75,000

ROBINSONS
SALES • LETTINGS • AUCTIONS • SURVEYS

Albert Street Shildon, DL4 2DW

* NO ONWARD CHAIN * RECENTLY REFURBISHED * MODERN KITCHEN AND BATHROOM * GAS COMBINATION BOILER * TWO RECEPTION ROOMS * VIEWING HIGHLY RECOMMENDED *

Robinsons are excited to offer to the sales market, with the benefit of no onward chain this spacious three bedroom mid terrace house. The property has recently undergone a programme of refurbishment and has been finished to a modern standard, with the bonus of being warmed by a gas combination boiler and has UPVC double glazed windows. Some of the refurbishment works include a re-fitted kitchen and bathroom, modern decoration and flooring throughout.

The house has spacious accommodation throughout and should appeal to a number of buyers, including families, first time buyers and a buy to let investors. The accommodation comprises; entrance hallway, lounge with bay window to the front aspect, dining room with under stairs storage cupboard. Kitchen which is fitted with a range of wall, base and drawer units with integral hob and oven and space for other appliances.

To the first floor there are three bedrooms and a re-fitted bathroom with three piece suite, including shower over bath.

Outside the house has a enclosed yard and storage shed to the rear.

Albert Street is conveniently positioned in Shildon and is just a short walking distance away from shopping amenities, health care facilities, schooling and bus links.

Contact Robinsons for further information and to arrange an internal viewing.











AGENTS NOTES

Electricity Supply: Mains

Water Supply: Mains

Sewerage: Mains

Heating: Gas

Broadband: Basic 15Mbps, Superfast 76 Mbps, Ultrafast 1000 Mbps

Mobile Signal/Coverage: Average - Good

Tenure: Freehold

Council Tax: Durham County Council, Band A (£1621Min)

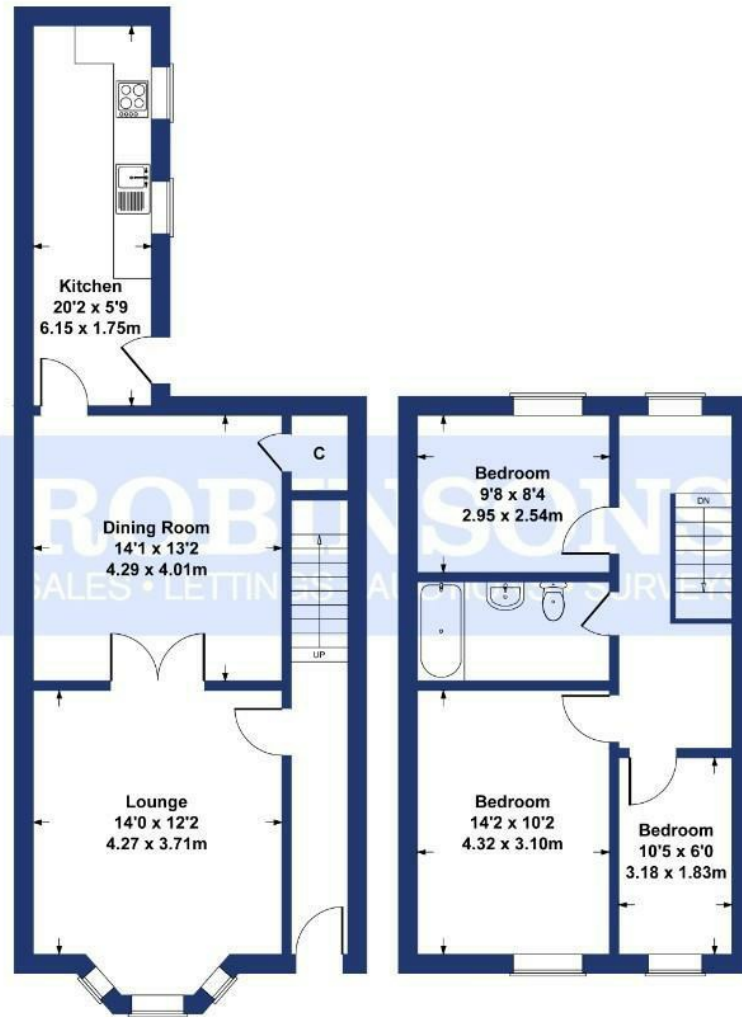
Energy Rating: D

Disclaimer: The preceding details have been sourced from the seller and OnTheMarket.com. Verification and clarification of this information, along with any further details concerning Material Information parts A, B & C, should be sought from a legal representative or appropriate authorities. Robinsons cannot accept liability for any information provided.



Albert Street Shildon

Approximate Gross Internal Area
1083 sq ft - 102 sq m



GROUND FLOOR

FIRST FLOOR

SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY

All measurements walls, doors, windows, fittings and appliances, their sizes and locations, are approximate only. They cannot be regarded as being a representation by the seller, nor their agent.

Produced by Potterplans Ltd. 2024

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(82 plus) A			
(61-81) B			
(69-80) C			
(55-68) D		60	
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC	

For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings, if there are important matters which are likely to affect your decision to buy, please contact us before viewing the property. Robinsons can recommend financial services, surveying and conveyancing services to sellers and buyers. Robinsons staff may benefit from referral incentives relating to these services.

120 Newgate Street, Bishop Auckland, DL14 7EH
Tel: 01388 458111
info@robinsonsbishop.co.uk
www.robinsonsestateagents.co.uk

