



Archery Rise, Nevilles Cross, DH1 4LA
4 Bed - House - Detached
£1,900 Per Calendar Month

ROBINSONS
SALES • LETTINGS • AUCTIONS • SURVEYS

Stunning Detached Family Home ** Unfurnished ** Prime Location ** Good Local Schooling & Transport Links ** Easy Access to Durham City Centre ** Versatile Split Level Floor Plan ** Upvc Double Glazing & GCH ** Parking & Garage **

The floor plan comprises: inviting entrance hallway, open plan living dining kitchen, Shower room. The ground floor has four bedrooms, bathroom/WC. Outside there are gardens, parking and double garage.

This central location has long been one of the most desirable in the city. The nearby Clay Lane pathway offers a beautiful wooded walk directly into the city centre, passing the adjacent tennis club, and leading to the Riverside and the World Heritage sites of the Castle and Cathedral. Archery Rise is ideally situated within the catchment areas for both primary and secondary schools, offering the perfect blend of suburban and city living. Convenient road links are easily accessible via the nearby A167, which connects to Chester le Street and Darlington, and the A1(M) motorway (3½ miles away) for travel to more distant destinations.

Council Tax Band - E Annual Cost - £2971.45

EPC Rating - D

BOND £1900 | MINIMUM 6 MONTHS TENANCY

Specifications - No Smokers

Required Earnings: Tenant Income £75,600.00 - Guarantor Income £75,600.00

Agent Notes

Electricity Supply: Mains

Water Supply: Mains

Sewerage: Mains

Heating: Gas Central Heating

Broadband: Superfast Mbps

Mobile Signal/Coverage: Good

Tenure: Freehold

Council Tax: Durham County Council, Band E - Approx. £2971.45 p.a

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.



OUR SERVICES

Mortgage Advice

Conveyancing

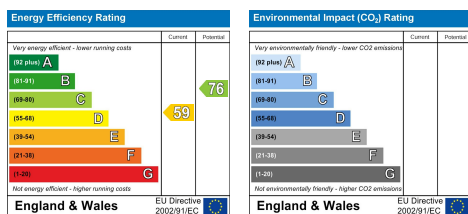
Surveys and EPCs

Property Auctions

Lettings and Management

Strategic Marketing Plan

Dedicated Property Manager



DURHAM

1-3 Old Elvet
DH1 3HL

T: 0191 386 2777 (Sales)

T: 0191 383 9994 (option1) (Lettings)

E: info@robinsonsdurham.co.uk

DURHAM REGIONAL HEAD OFFICE

19A old Elvet
DH1 3HL

T: 0191 383 0777

E: info@robinsonsdurham.co.uk

CHESTER-LE-STREET

45 Front Street
DH3 3BH

T: 0191 387 3000

E: info@robinsonscs.co.uk

BISHOP AUCKLAND

120 Newgate Street
DL14 7EH

T: 01388 458111

E: info@robinsonsbishop.co.uk

CROOK

Royal Corner
DL15 9UA

T: 01388 763477

E: info@robinsonscrook.co.uk

SPENNYMOOR

11 Cheapside
DH16 6QE

T: 01388 420444

E: info@robinsonsspenny Moor.co.uk

SEDFIELD

3 High Street
TS21 2AU

T: 01740 621777

E: info@robinsonssedgefield.co.uk

WYNYARD

The Wynd
TS22 5QQ

T: 0174 064 5444

E: info@wynyardfineandcountry.co.uk

Every care has been taken with the preparation of these particulars, but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance please ask or professional verification should be sought. All dimensions are approximate. The mention of fixtures, fittings &/or appliances does not imply they are in full efficient working order. Photographs are provided for general information and it cannot be inferred that any item shown is included in the sale. These particulars do not constitute a contract or part of a contract.

Robinsons can recommend financial services, surveying and conveyancing services to sellers and buyers. Robinsons staff may benefit from referral incentives relating to these services.



ROBINSONS

SALES • LETTINGS • AUCTIONS

1 Old Elvet, Durham City, Durham, DH1 3HL | Tel: 0191 383 9994 | info@robinsonsdurham.co.uk

www.robinsonsestateagents.co.uk