



Sherburn Road, Durham, DH1 2JR
3 Bed - Student Property
£80 Per Week

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**** STUDENT PROPERTY - EXCLUDING BILLS ****

Three bedroom mid terrace house located within easy access and walking distance of Durham City. The accommodation is fully furnished to suit student needs and the floor plan consists of entrance hallway, lounge, kitchen and bedroom whilst to the first floor are two additional bedrooms and shower room with double shower cubicle. Externally there is a rear yard.

EPC Rating - D

BOND £300 | £80 PER WEEK PER STUDENT | 12 MONTHS
TENANCY

* Video tour from 2020. Property may be subject to slight alternations or changes.

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Strategic Marketing Plan

Dedicated Property Manager

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs	105-91kWh/m ² A		
100-90kWh/m ² B			
95-80kWh/m ² C			
90-75kWh/m ² D			
85-70kWh/m ² E			
80-65kWh/m ² F			
75-60kWh/m ² G			
Not energy efficient - higher running costs	1-20kWh/m ²		
England & Wales	EU Directive 2002/91/EC		

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions	105-91kWh/m ² A		
100-90kWh/m ² B			
95-80kWh/m ² C			
90-75kWh/m ² D			
85-70kWh/m ² E			
80-65kWh/m ² F			
75-60kWh/m ² G			
Not environmentally friendly - higher CO ₂ emissions	1-20kWh/m ²		
England & Wales	EU Directive 2002/91/EC		

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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.



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