



Highcliffe Terrace, Ferryhill, DL17 8AE
2 Bed - House - Terraced
£63,500

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ATTENTION FIRST TIME BUYERS.

Robinsons are delighted to offer to the market with no onward chain this TWO BEDROOM MID-TERRACE HOUSE. Located on a popular street approximately half a mile from Ferryhill Town Centre where there are a range of shopping and leisure facilities. Ideal for a first time buyer or a property investor and early viewing is advised to avoid any disappointment. The property benefits of gas central heating via combination boiler and UPVC double glazing.

The accommodation briefly comprises: Entrance hallway, spacious lounge, fitted kitchen, ground floor bathroom to the first floor is two double bedrooms. Externally to the front elevation there is an easy to maintain forecourt, while to the rear there is an enclosed yard. An internal inspection is essential to appreciate the property fully and is highly recommended. In more detail the accommodation comprises of;

EPC Rating D
Council Tax Band A

Hallway

Stylish flooring, stairs to first floor.

Lounge

15'2 x 11'5 max points (4.62m x 3.48m max points)
UPVC bay window, radiator, feature fire and surround.

Kitchen

11'9 x 7'5 (3.58m x 2.26m)
Wall and base units, integrated oven, hob, extractor fan, stainless steel sink with mixer tap and drainer, uPVC window, radiator, tiled splashbacks, space for fridge freezer, plumbed for washing machine, access to rear.

Bathroom

7'1 x 5'7 (2.16m x 1.70m)
White panelled bath with shower over, wash hand basin, W/C, uPVC window, radiator, tiled splashbacks.

Landing

UPVC window, large space which could be used as a home office, storage cupboard, loft access.

Bedroom One

15'2 x 10'1 (4.62m x 3.07m)
UPVC window, radiator.

Bedroom Two

10'3 x 9'1 (3.12m x 2.77m)
UPVC window, radiator.

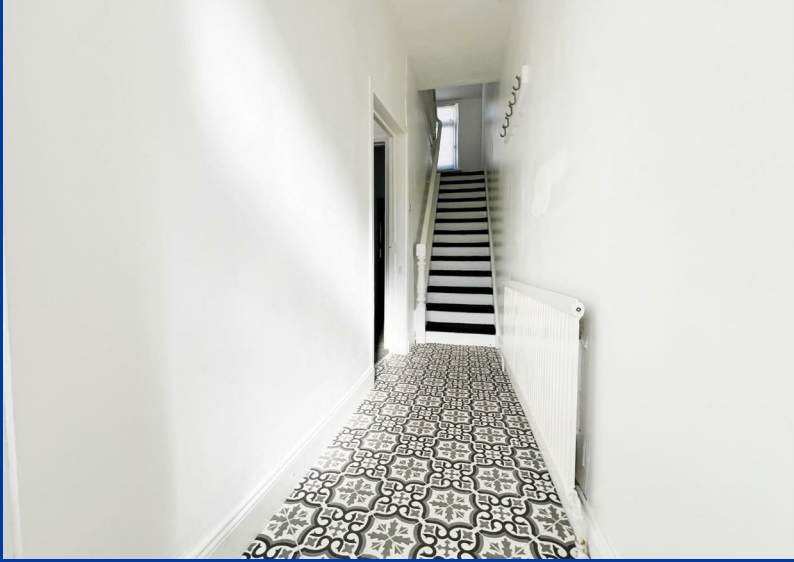
Externally

To the front elevation is an easy to maintain forecourt. While to the rear there is an enclosed yard.

Agent Notes

Electricity Supply: Mains
Water Supply: Mains
Sewerage: Mains
Heating: Gas Central Heating
Broadband:
Mobile Signal/Coverage:
Tenure: Freehold
Council Tax: Durham County Council, Band A - Approx. £1,703.96 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.



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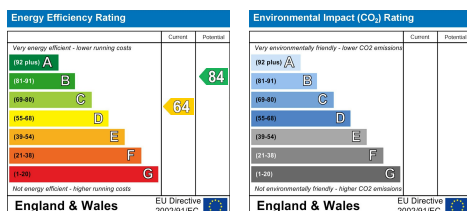
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