

A rare introduction to the market, this delightful three bedroom detached home with a garage to the side and wonderful gardens to the rear offers a living space perfect for families and is also ideal for first time buyers.

Internal accommodation includes entrance lobby, living room, dining kitchen, ground floor WC, three bedrooms and a family bathroom whilst features note include gas and UPVC double glazing. A drive to the side is supported by a garage and delight gardens to the rear enjoy generous proportions and are perfect for Alfresco and entertaining.

Occupying a central position to the coast, City centre and A19 and also being within easy reach of Southwick Green shopping centre, this delightful home must be viewed to be fully appreciated.

MAIN ROOMS AND DIMENSIONS

Ground Floor

Access via Composite entrance door.

Entrance Lobby

Radiator, double glazed window to side elevation, doors to WC and lounge.

Lounge 14'7" x 11'9"



Double glazed window to front elevation, radiator, stairs to first floor with under stair storage and door to kitchen/diner.

Dining Kitchen 15'9" x 9'0" maximum



Range of wall and base units with countertops over incorporating a single bowl stainless steel sink and drainer unit. Integrated gas oven and hobs with extractor hood over. Space provided for the inclusion of a washing machine, dishwasher and fridge freezer. Radiator, part tiled walls and double glazed window and UPVC French doors to rear.

Downstairs WC



Low level WC, hand wash basin, radiator and double glazed frosted window.

First Floor Landing

Radiator.

Bedroom 1 13'0" x 8'2"



Double glazed window to front elevation and radiator.

Bedroom 2 11'1" x 8'2"



Double glazed window to rear elevation and radiator.

Bedroom 3 8'2" x 6'1"



Double glazed window to front elevation and radiator.

Bathroom



Low level WC, washbasin and bath with overhead shower, double glazed frosted window.

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MAIN ROOMS AND DIMENSIONS

Outside



Attractive garden to the rear with a decked area with access to the garage. Driveway to the front providing off street parking spaces.

Council Tax Band

The Council Tax Band is Band B.

Tenure Freehold

We are advised by the Vendors that the property is Freehold. Any prospective purchaser should clarify this with their Solicitor.

Important Information (dec)

These details have been prepared in good faith from information taken during our inspection of the property. They have not yet been verified by the seller and should therefore not be relied on in any way and used for general information only.

Sea Road Viewings

To arrange an appointment to view this property please contact our Sea Road branch on 0191 510 6116 or book viewing online at peterheron.co.uk

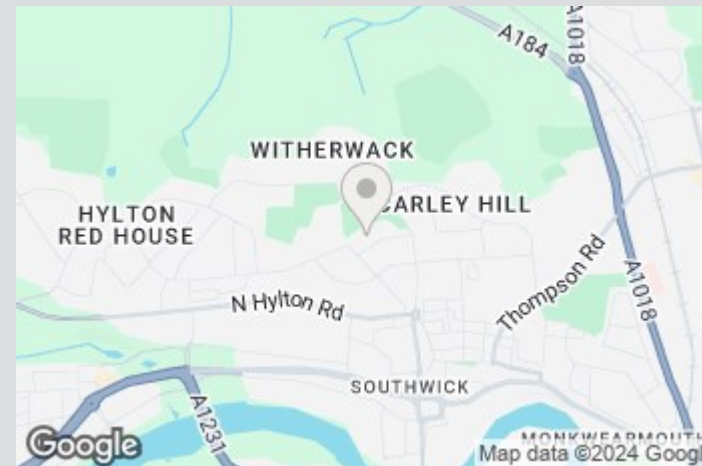
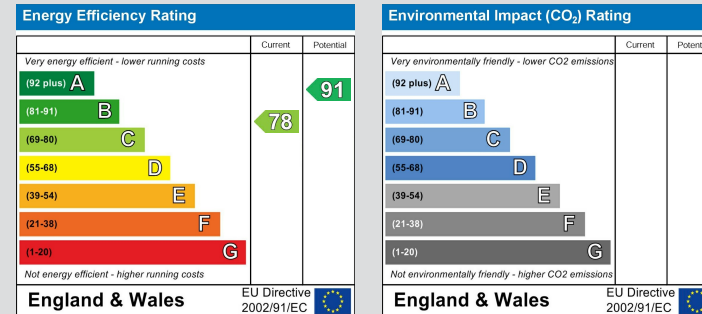
Opening Times

Monday to Friday 9.00am - 5.00pm Saturday 9.00am - 12noon

Ombudsman

Peter Heron Estate Agents are members of The Property

Ombudsman and subscribe to The Property Ombudsman Code of Practice.



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