



Renny Street

Durham City, Durham DH1 1JN

- INVESTMENT OPPORTUNITY
 - 2 BEDROOMS
 - KITCHEN
 - ENCLOSED REAR YARD
- IN NEED OF FUL REFURBISHMENT
 - LOUNGE
 - GROUND FLOOR BATHROOM
 - WALKING DISTANCE FROM DURHAM CITY MARKET PLACE

Offers Over £150,000

Council Tax Band: B
EPC Rating:

FULL DESCRIPTION

Internally the property comprises: entrance hallway, lounge, kitchen, ground floor bathroom suite and rear entrance lobby. Stairs from the hallway lead to the first floor landing and two bedrooms. Externally there is on street parking to the front and an enclosed yard to the rear.
The property does have UPVC double glazing but does require a full gas central heating system.
This is a popular student rental area situated at the top of Claypath or also ideal for any owner occupier looking to be within easy reach of all the Durham City Centre amenities.
This is the perfect chance to modernise a well-located city-centre house exactly to your taste and maximise its potential. Internal inspection is essential to fully appreciate the opportunity.

AREA INFORMATION

Renny Street is a prime residential area which It benefits from excellent transportation links with regional rail and bus networks and is in easy reach of the A690, less than 2 miles from the A1M and just 18 miles to the south of Newcastle upon Tyne. The city centre shops, marketplace, library, cinema, theatre, railway station, bus station, castle, cathedral and leisure centre (with swimming pool and gym) are all within walking distance of the property. A network of riverside footpaths and walks are also within easy walking distance. Durham City is delightful with its cobbled streets and its varied amenities which include the marketplace, a range of local and regional retailers, and a number of well-regarded restaurants and bars.

ENTRANCE HALLWAY

Tiled flooring and stairs with under stair storage cupboard leading to the first floor landing.

LOUNGE

14'8" x 11'6"
Feature fireplace with inset coal fire and alcove cupboards with shelving.

KITCHEN

9'1" x 5'11"
Range of floor units with laminate worktops and inset sink unit. Part tiled walls.

BATHROOM

Wc, wash hand basin, panel bath, part tiled walls, tiled flooring and airing cupboard.

REAR ENTRANCE LOBBY

Tiled flooring and rear access door to enclosed yard.

FIRST FLOOR LANIDNG

Loft access.

BEDROOM 1

14'6" x 10'0"
Feature fireplace.

BEDROOM 2

10'11" x 7'10"

ENCLOSED YARD

FREEHOLD.

We have been informed that the property is Freehold. Interested purchasers should seek clarification of this from their Solicitors.

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.