



6 Durham House

Baxter Road
Sunderland
SR5 4DW

£450 pcm

First Floor Flat
Two Bedrooms
Communal Gardens
Off Road Parking
Available Late Early August 2022
Ideal Starter Home!





Safe and Secure welcome to the rental market this two bedroom first floor flat of a well presented building of Durham House in the popular area of Town End Farm. Available Early August 2022.

The property is perfect for those looking for a starter home or for those looking to downsize, the property is provided with great transport links including direct access to the A19 as well as public transport links to Sunderland City Centre.

Briefly comprising of: a lounge area, kitchen, master bedroom, a smaller bedroom and bathroom as well as boasting communal gardens and off road parking.

If you are interested please give our office a call on 0191 385 4477

COMMUNAL ENTRANCE

Secured access.

ENTRANCE HALL

Door from communal entrance, security entrance phone

LOUNGE

14' 0" x 10' 11" (4.29m x 3.35m) Double glazed bay window to front, radiator

KITCHEN

10' 5" x 7' 4" (3.18m x 2.24m) Range of wall and base units, single drainer sink unit, laminate floor and double glazed window to front.



MASTER BEDROOM

13' 10" x 10' 0" (4.24m x 3.07m) Double glazed window to front, fitted wardrobes, radiator

BEDROOM 2

10' 4" x 7' 6" (3.15m x 2.31m) Double glazed window to front, radiator

BATHROOM

White three piece suite comprising panelled bath with shower over, low level WC, pedestal wash hand basin and radiator.

COMMUNAL GARDENS

Lawned areas with paved pathways.

PARKING SPACE

Off-road permit parking available.



Local Authority
Council Tax Band
EPC Rating

TBC

Houghton le Spring
24-25 Westbourne Terrace
Houghton Le Spring
Tyne And Wear
DH4 4QT

Contact
0191 3854477
info@safeandsecureproperties.co.uk
o.uk
safeandsecureproperties.co.uk

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