



22 Ruby Street

Grasswell
Houghton Le Spring
DH4 4DR

£550 pcm

Two Bedrooms
End Terraced House
Immaculate and Modern Throughout
Ideal for a Variety of Tenants!
Close to all Amenities & Transport Links
Available End of March 2023!



Safe and Secure welcome to the rental market this beautifully presented two bedroom end of terraced house, available end of March 2023 on an unfurnished basis. Situated on Ruby Street, Grasswell, the property boasts access to all amenities including Houghton town centre. The property's ideal location also boasts links to nearby cities of Durham and Sunderland via the A690.

Briefly comprising of: an entrance porch, lounge, kitchen, two bedrooms, family bathroom and enclosed yard to rear.

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

ENTRANCE PORCH

Double glazed entrance door

LOUNGE

13' 11" x 16' 0" (4.25m x 4.88m) Double glazed window to the front, electric fire, telephone point, television point, coving to ceiling, radiator.

KITCHEN

Fitted wall and base units with co-ordinating work surfaces, one and half bowl sink with drainer unit, built in electric oven, built in gas hob, washing machine, fridge freezer, double glazed window to the side

MASTER BEDROOM



13' 11" x 12' 11" (4.26m x 3.95m) Double glazed window to the front, ceiling rose, radiator

BEDROOM 2

13' 1" x 6' 9" (3.99m x 2.07m) Double glazed window to the side, ceiling rose, radiator

BATHROOM

White three piece suite comprising of a panelled bath, tap attached shower, pedestal wash hand basin, low level W.C, extractor fan, double glazed window to the side, radiator

REAR YARD



Local Authority
Council Tax Band
EPC Rating

E

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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 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.