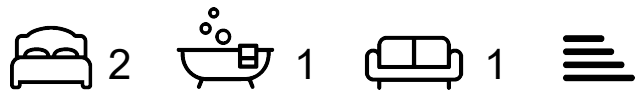




## Tindale Crescent

Bishop Auckland, DL14 9SX

£60,000



Two bedroomed terraced property located in Tindale Crescent, ideal for investors sold with a tenant in situ. The property is situated close to local amenities at Tindale Retail Park where there is a range of supermarkets, shops, restaurants and cafés located within. It is also within close proximity to local primary/secondary schools as well as great healthcare and transport facilities in Bishop Auckland only approximately 2 miles away. There is an extensive public transport system in the area, offering frequent bus services to the neighbouring towns and villages. The A688 is nearby which leads to the A1 (M) both North and South.

In brief the property comprises; an entrance porch leading through into the living room, kitchen and bathroom to the ground floor. The first floor contains the two bedrooms. Externally the property has an enclosed yard with gated access into the back lane.



Living Room 14'5" x 14'1" (4.4m x 4.3m)

Spacious living room located to the front of the property with window to the front elevation.

Kitchen 12'1" x 7'11" (3.7m x 2.43m)

The kitchen is fitted with a range of wall, base and drawer units, contrasting work surfaces and sink/drain unit. Fitted with an integrated oven, hob and overhead extractor hood along with space for further appliances.

Bathroom 5'9" x 4'6" (1.77m x 1.39m)

The bathroom contains a panelled bath with overhead shower, WC and wash hand basin.

Master Bedroom 14'5" x 9'10" (4.4m x 3.0m)

The master bedroom is a double room with window to the front elevation.

Bedroom Two 10'11" x 9'10" (3.35m x 3.0m)

The second bedroom is another good size with window to the rear elevation.

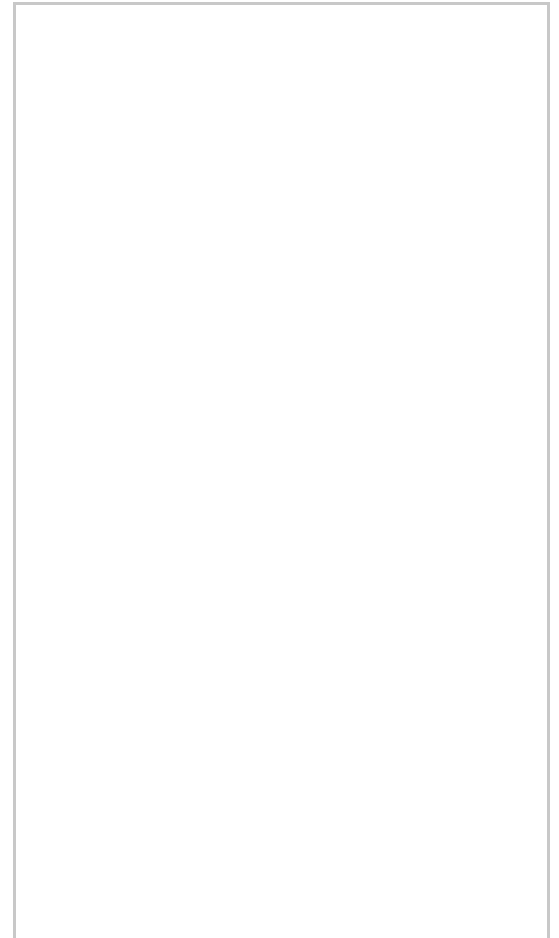
External

Externally the property has an enclosed yard with gated access into the back lane.

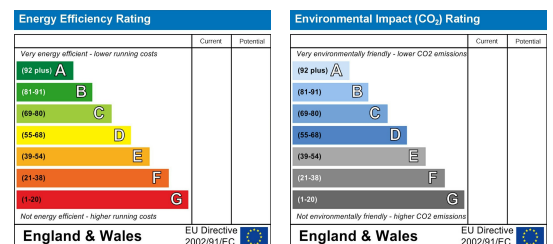
## Area Map



## Floor Plans



## Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

147-149 Newgate Street, Bishop Auckland, DL14 7EN

Tel: 01388 311582 Email: [bishopauckland@hunters.com](mailto:bishopauckland@hunters.com) <https://www.hunters.com>