



## 37 Gill Crescent North

, Houghton Le Spring, DH4 6AW

Guide price £27,500

Moovd Online Property Auctions are pleased to offer For Sale via Option A – Unconditional Online Auction Terms on the 25th June this well presented one bedroom flat in the village of Fencehouses in Houghton Le Spring.

The accommodation on offer is offered with immediate vacant possession and would be a perfect BTL investment for a rental investor wanting to add to their portfolio. The layout briefly comprises: Entrance Hall with staircase to first floor landing, lounge with wall mounted fireplace, fitted kitchen diner, double bedroom, utility room with wall mounted combi boiler and family bathroom WC.

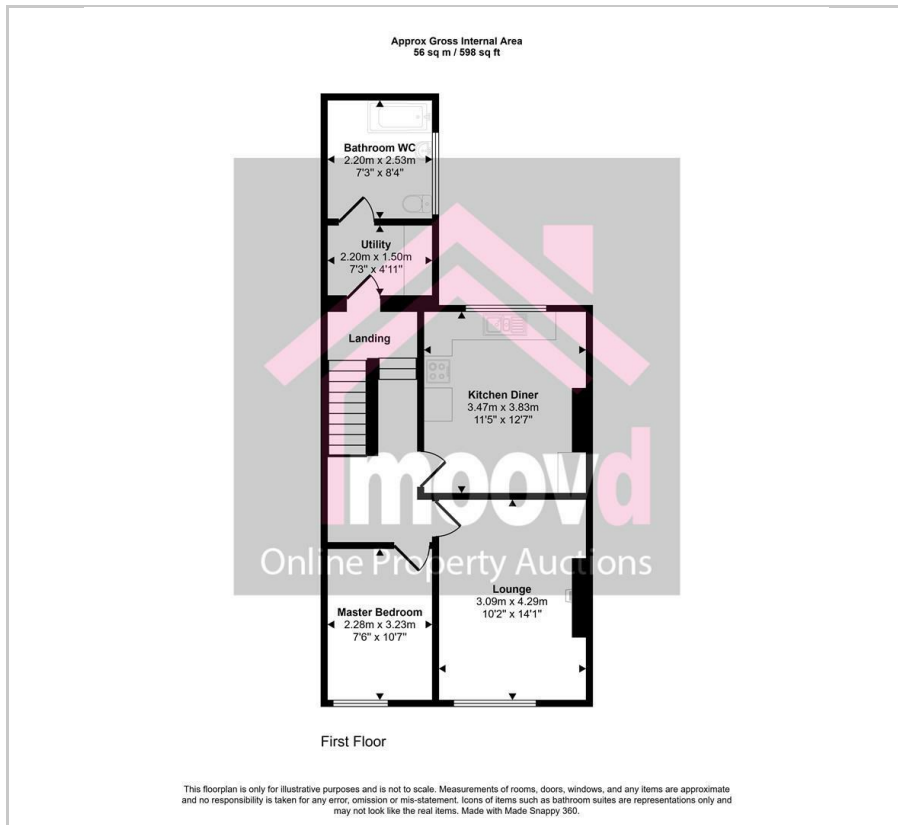
Fencehouses is a small village, neighbouring the nearby town of Houghton Le Spring. The village has a range of local amenities including shops, pub, garage, Primary School, excellent transport links via bus and superb road networks including immediate access to the nearby A1 and A19.

An internal viewing is considered essential to truly appreciate and viewings are by appointment only.

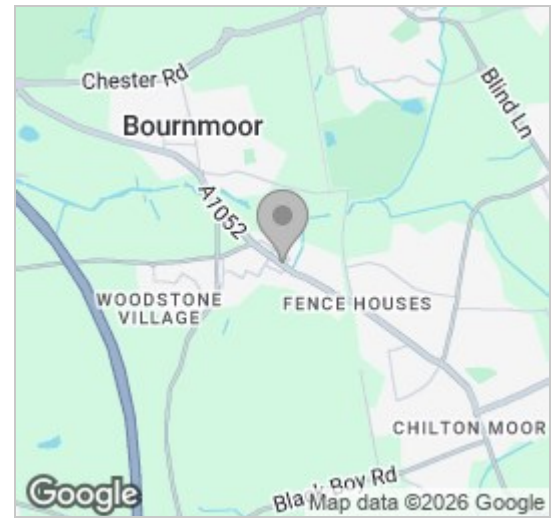
- Offered For Sale via Option A - Unconditional Online Auction Terms
- 18th June 2026
- One bedroom flat
- Vacant possession
- Perfect BTL investment
- INTERESTED? VIEW ME!



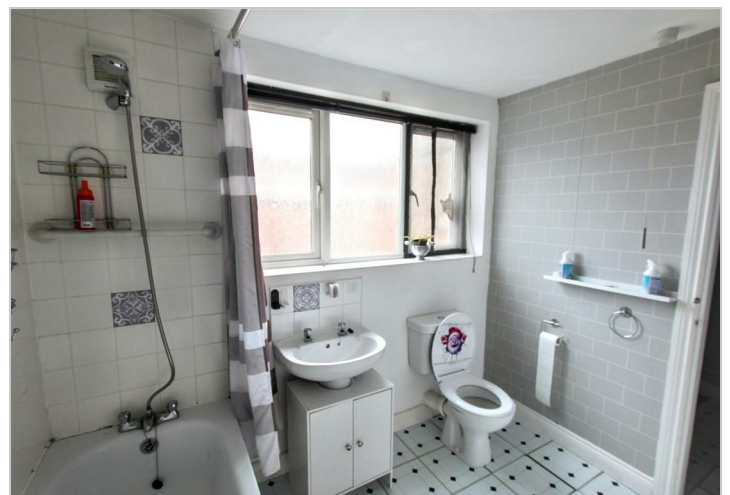
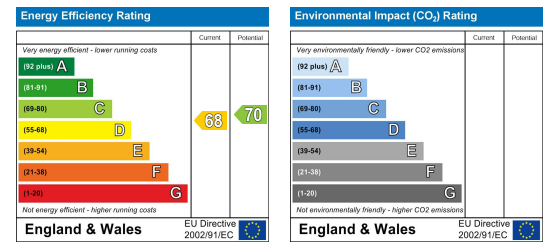
# Floor Plan



# Area Map



# Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



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