



Ennerdale Grove, West Auckland, DL14 9LN  
2 Bed - Apartment  
£425

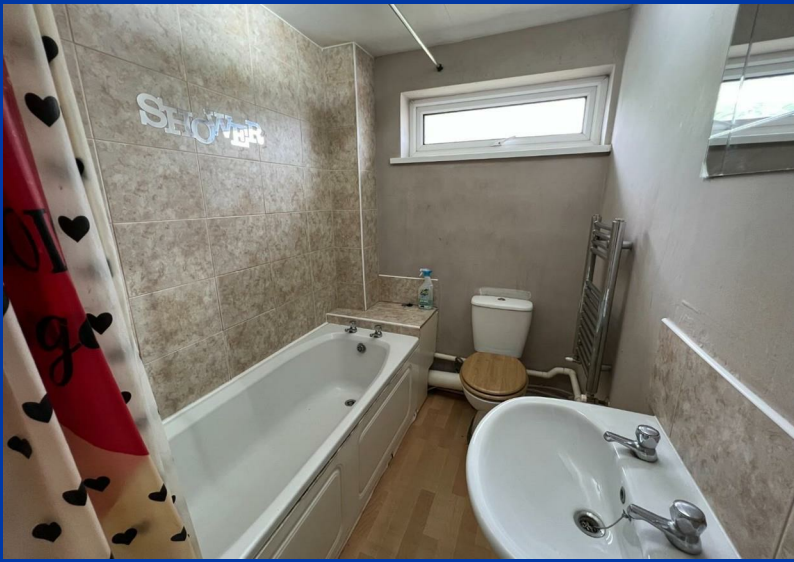
**ROBINSONS**  
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Robinsons are delighted to offer to the market this two bedroom spacious flat situated in Ennerdale Grove, West Auckland. This flat is within walking distance of bus routes and is just a short distance from Tindale Retail Park, further shops, amenities and schools. The property comprises of: lounge, kitchen/diner, two bedrooms and a family bathroom. Externally, there is a garden to the front of the flat.

Tenant Income - £12,750

Guarantor - £12,750

EPC Rating: D



# OUR SERVICES

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Dedicated Property Manager

Energy Efficiency Rating	
	Potential
Very energy efficient - lower running costs	
(92 plus) A	
(81-91) B	
(69-80) C	77
(55-68) D	66
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
England & Wales	EU Directive 2002/91/EC

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Every care has been taken with the preparation of these particulars, but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance please ask or professional verification should be sought. All dimensions are approximate. The mention of fixtures, fittings &/or appliances does not imply they are in full efficient working order. Photographs are provided for general information and it cannot be inferred that any item shown is included in the sale. These particulars do not constitute a contract or part of a contract.

Robinsons can recommend financial services, surveying and conveyancing services to sellers and buyers. Robinsons staff may benefit from referral incentives relating to these services.



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