

HUNTERS®

HERE TO GET *you* THERE



Fourth Street

Blackhall Colliery, TS27 4EP

£525 Per Month



STUNNING TWO BEDROOM HOUSE - AVAILABLE NOW... Hunters are pleased to present to the lettings market this desirable refurbished home situated in a popular area of the village within walking distance of the local shops, scenic coastline and schools. The accommodation briefly comprises of two well appointed reception rooms, a contemporary kitchen and bathroom, two double bedrooms and both gas central heating and double glazing.



Lounge 13'11" x 12'2" (4.25m x 3.72m)
Situating at the front of the property the lounge features a staircase to the first floor, a double glazed window and an exterior double glazed door.

Dining Room 12'4" x 11'2" (3.76m x 3.41m)
Leading from the lounge, this wonderful additional reception room offers a double glazed window and a radiator.

Kitchen 9'11" x 6'7" (3.04m x 2.02m)
Nestled at the rear of the home, the contemporary kitchen is fitted with a wealth of both wall and floor cabinets finished in white colour tones and contrasting granite effect work surfaces integrating a stainless steel sink and drainer unit complete with mixer tap fittings set beneath a double glazed window overlooking the enclosed courtyard. Additional attributes include an exterior double glazed rear door, plumbing for an automatic washing machine and an electric cooker point positioned below an elevated brushed steel extractor canopy.

First Floor Landing
The welcoming landing area provides accessibility into both double bedrooms.

Master Bedroom 13'8" x 10'7" (4.17m x 3.23m)
Located towards the front of this superior home the master bedroom includes a double glazed window and a radiator.

Second Bedroom 12'9" x 9'5" (3.89m x 2.88m)
Adjoining the master bedroom towards the rear of the property, this ideal second double bedroom offers a radiator, double glazed window and a storage cupboard which conceals the gas boiler.

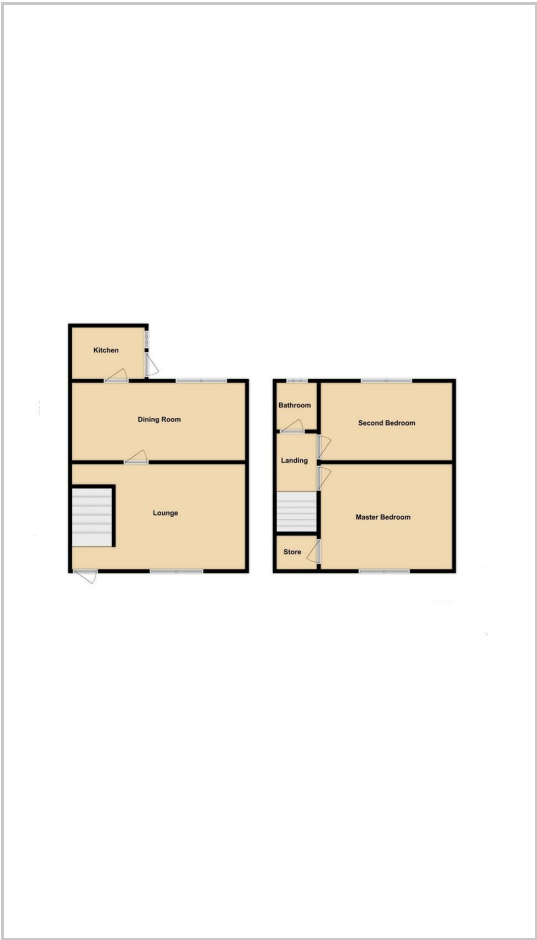
Family Bathroom 6'9" x 5'5" (2.06m x 1.67m)
This eye catching bathroom features a white suite comprising of a panel bath finished with shower mixer tap fittings and a glazed shower screen, a low level W/c and a pedestal hand wash basin. Accompaniments include a double glazed window, convenient panel walls and a radiator.

External
Towards the rear of this delightful residence there is a private rear courtyard with an access gate, ideal for outdoor enjoyment during the warm summer months.

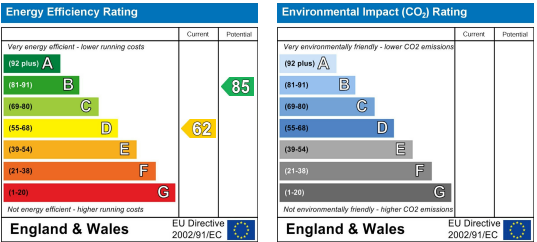
Area Map



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.