King Charles Court, Downhill, Sunderland

£695 PCM

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A stunning two bedroom, top floor apartment, enjoying wonderful elevated views that has recently undergone a significant programme of remodelling and refurbishment, to provide an exceptional standard of accommodation. Internally the private, stylish accommodation is immaculately presented throughout, briefly comprising of a hall and a fabulous open plan living area and kitchen. The kitchen is fitted with an excellent range of units, an island with breakfast bar and a selection of integrated appliances. There are two well-proportioned bedrooms and a superb contemporary bathroom/wc. Benefits of the property include gas central heating to radiators, double glazed windows, off street parking and an extended lease. This location is ideal for local amenities as well as offering transport links to surrounding locations. Viewing is essential to appreciate this exceptional property!

MAIN ROOMS AND DIMENSIONS

Top Floor Accommodation
Access via entrance door.

Entrance Hall
Storage cupboard.

Open Plan Kitchen & Living Room 21'11" x 13'10"
Modern kitchen fitted with a range of contemporary wall and base units with countertops over incorporating a single bowl undermount sink and drainer with mixer tap. Integrated appliances include an oven with electric hob and cooker hood, fridge freezer, washing machine and dishwasher. Double glazed window to side elevation, vertical radiator and double glazed bay window to front elevation. Cupboard housing wall mounted combi boiler.

Bedroom 1 13'10" x 9'11"
Double glazed window and radiator.

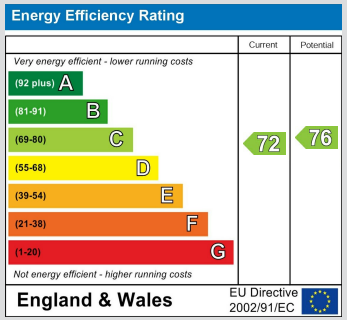
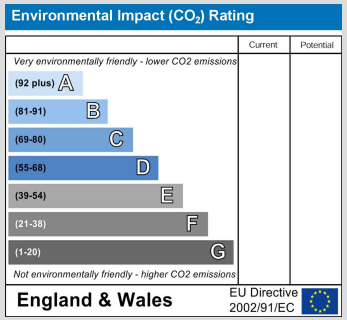
Bedroom 2 10'4" x 7'4"
Double glazed window and double radiator.

Bathroom
Modern suite featuring low level WC with concealed cistern and washbasin set into vanity unit, and bath with dual head waterfall shower over, touch control LED mirror, heated towel rail and double glazed window.

Outside
Allocated parking.

Council Tax Band
The Council Tax Band is Band A.

Lettings Important Info.
We endeavour to make our lettings particulars accurate and reliable. They should be considered as a general guide only and do not constitute all or any part of the contract. None of the services, fittings and equipment have been tested. Measurements, where given, are approximate and for descriptive purposes only. Prospective tenants and their advisers should satisfy themselves as to the facts, and before arranging an inspection, availability. Further information on any point of importance can be provided, if in doubt please seek clarification before proceeding with a tenancy. No person in the employment of Peter Heron Limited has any authority to make or give any representation or warranty whatever in relation to this property.

Lettings Viewing Appointment
To arrange an appointment to view this property please complete on online viewing request and await a response. Please note, we do not offer properties to be taken unseen and you must view the property before being considered for an application.

Opening Times
Monday to Friday 9.00am - 5.00pm Saturday 9.00am - 12noon