HUNTERS®

HERE TO GET *you* THERE

Seventh Street

Horden, SR8 4JQ

Asking Price £39,999

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AN IDEAL BUY-TO-LET INVESTMENT ... Hunters are delighted to welcome to the market this two-bedroom end terrace house located on Seventh Street, Horden. Ideally suited to first-time buyers or investors with a potential rental income of £525 Pcm offering a potential yield over 14%. This well-proportioned property features a lounge, dining kitchen, first floor bathroom, two bedrooms and a westerly facing rear courtyard. The property is well positioned for access to the nearby railway station which interlinks with Seaham, Sunderland and Hartlepool together with local parks and the scenic heritage coastline. For further information regarding Hunters comprehensive lettings management facilities and viewings please contact your local Hunters office situated in the nearby Peterlee Castle Dene Shopping Centre.“ Available with no onward chain."

Lounge 14'4" x 14'7" (4.38 x 4.46)
A spacious main living area positioned to the front of the property, offering a central feature wall, stairs to the first floor and access through to the dining kitchen.

Dining Kitchen 15'10" x 9'2" (4.83 x 2.80)
Fitted with a range of base and wall units, work surfaces, and sink unit positioned under a window overlooking the rear westerly facing courtyard. Space is provided for free-standing appliances and a dining area. A rear door leads into the courtyard.

Landing
Provides access to both bedrooms and the bathroom.

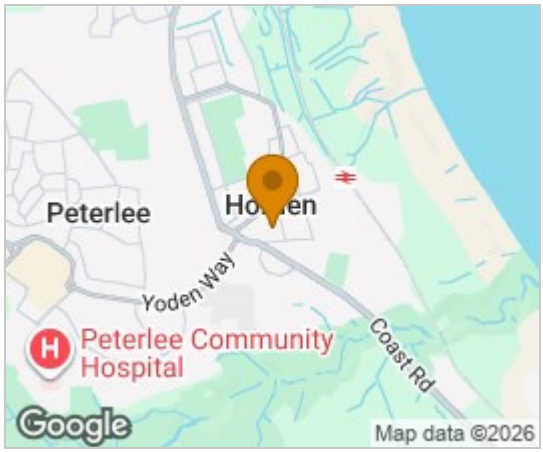
Master Bedroom 11'5" x 12'0" (3.48 x 3.66)
A generous double bedroom located to the front of the property, benefiting from a window and a convenient storage cupboard which conceals the gas combination boiler.

Second Bedroom 11'7" x 9'11" (3.55 x 3.03)
A good-sized second bedroom situated to the rear of the home, suitable for a child's room, guest room, or office.

Bathroom 8'1" x 5'5" (2.47 x 1.67)
Fitted with a white three-piece suite comprising a panelled bath, low-level WC, and wash hand basin. Accompaniments include a radiator and a window.

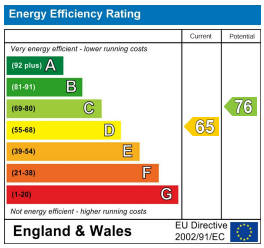
Courtyard
To the rear is an enclosed westerly facing courtyard yard with gated access. On-street parking is available to the front.

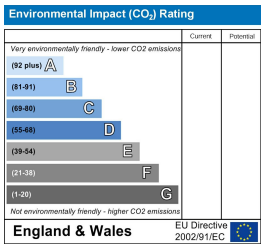
Area Map



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.

5 Yoden Way, Castledene Shopping Centre, Peterlee, SR8 1BP
Tel: 0191 586 3836 Email: peterlee@hunters.com https://www.hunters.com