



**88 West Chilton Terrace, Ferryhill, DL17 0HJ**

**£49,950**

We are pleased to offer to the market this three bedroom mid-terraced property in Chilton. The property benefits from gas central heating, double glazing, fitted kitchen, white family bathroom suite, three good size bedrooms and enclosed rear courtyard with double access gates.

## Ground Floor

### Entrance Hall

Has composite entrance door.

### Lounge 15'11 x 12'11 (4.85m x 3.94m)



Has central heating radiator, laminate flooring and brick built feature fireplace with living flame electric fire.

### Dining Room 12'7 x 13'10 (3.84m x 4.22m)



Has coved ceiling, central heating radiator, laminate flooring and brick built feature fireplace with electric log burner stove.

### Kitchen 18'11 x 4'10 (5.77m x 1.47m)



Has a range of fitted wall and base units, laminate work surfaces, inset stainless steel sink unit with taps, plumbing for automatic washing machine, central heating radiator and UPVC entrance door leading out onto rear courtyard.

## First Floor Landing

### Bedroom 1 8'9 x 12'11 (2.67m x 3.94m)



Has laminate flooring, coved ceiling, built in storage cupboard and central heating radiator.

### Bedroom 2



Has laminate flooring, coved ceiling, built in storage cupboards and central heating radiator.

### Bedroom 3 6'10 x 12'10 (2.08m x 3.91m)



Has laminate flooring and central heating radiator.

### Bathroom WC



Has white suite comprising: panel bath with mixer shower over and glass shower screen, hand wash basin, WC, part tiled walls, laminate flooring and central heating radiator.

### Exterior



Has enclosed rear courtyard with double access gates.

### Disclaimer

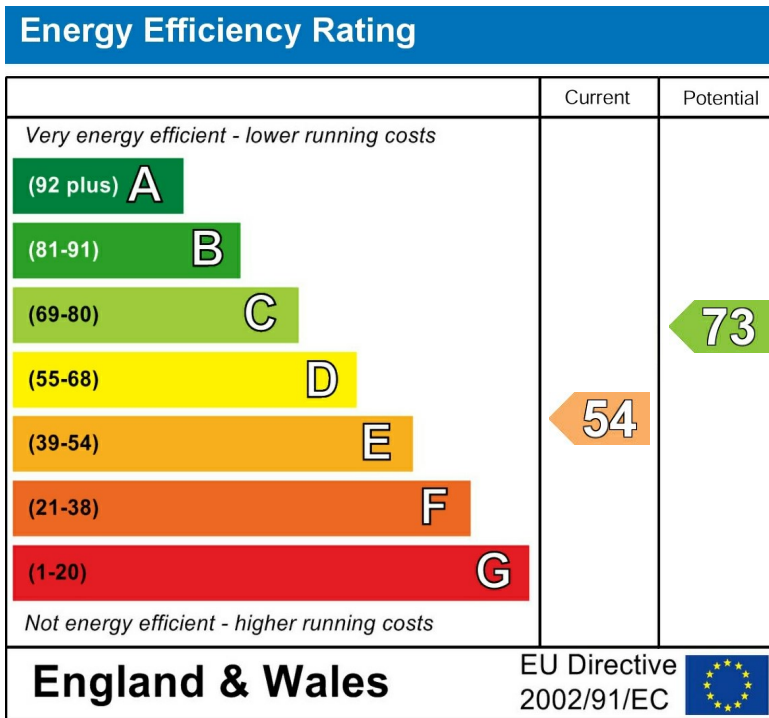
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## Area Map



## Energy Efficiency Graph



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