

Frederick Street South

Meadowfield DH7 8LZ

Offers In The Region Of £169,950

Venture
PROPERTIES









This footer paragraph is an example only and should not be relied upon as complying with current legislation. These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.









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Frederick Street South

Meadowfield DH7 8LZ



- Available with no chain involved
- EPC RATING - C
- Enclosed yard
- Five double bedrooms
- Also ideal for large families
- Two modern bathrooms
- A ready to go investment opportunity
- Refurbished throughout
- Approximately 2.5 miles from Durham City centre

Available for sale with no chain involved, this large terraced house with five double bedrooms and enclosed yard is situated in the sought after location of Meadowfield. Having been remodelled and fully refurbished throughout, the property is a perfect ready to go investment, currently being using as serviced short stay accommodation. It would also suit family buyers given its generous floor plan.

The layout comprises of an entrance hall with access to a fifth bedroom, spacious living area with access to a further ground floor bedroom, refitted kitchen with appliances and stylish bathroom/WC. The first floor landing gives access to three double bedrooms and modern shower room/WC. Externally there is a rear yard.

The property is situated in a popular location, close to local amenities and with good road and public transport links to Durham City, which lies approximately 2.5 miles distant

GROUND FLOOR

Hall
Entered via UPVC door. Having a radiator, access to bedroom five and the living area.

Bedroom Five
15'3" x 7'5" (4.66 x 2.28)
Double bedroom with a UPVC double glazed window to the front and radiator.

Living Area
16'10" x 15'4" (5.15 x 4.68)
Spacious open plan living space with a UPVC double glazed window to the rear and radiator. There is also a lobby area to the side which has stairs leading to the first floor.

Kitchen
22'0" x 4'11" (6.73 x 1.52)
Refitted with a comprehensive range of units having contrasting worktops incorporating a stainless steel sink and drainer unit with mixer tap, a built in stainless steel oven and hob with extractor over, along with an integrated washing machine and dishwasher. Further features include two UPVC double glazed windows to the side, laminate flooring, recessed spotlighting, a radiator and UPVC external door to the rear.

Bedroom Four
15'3" x 9'11" (4.66 x 3.03)
Generous double bedroom with a UPVC double glazed window to the front and radiator.

Bathroom/WC
10'10" x 5'11" (3.32 x 1.82)
Refitted with a panelled bath with mains fed shower, a wash basin set to a vanity unit, WC, a heated towel rail, recessed spotlighting, extractor fan and UPVC double glazed opaque window to the side.

FIRST FLOOR

Landing

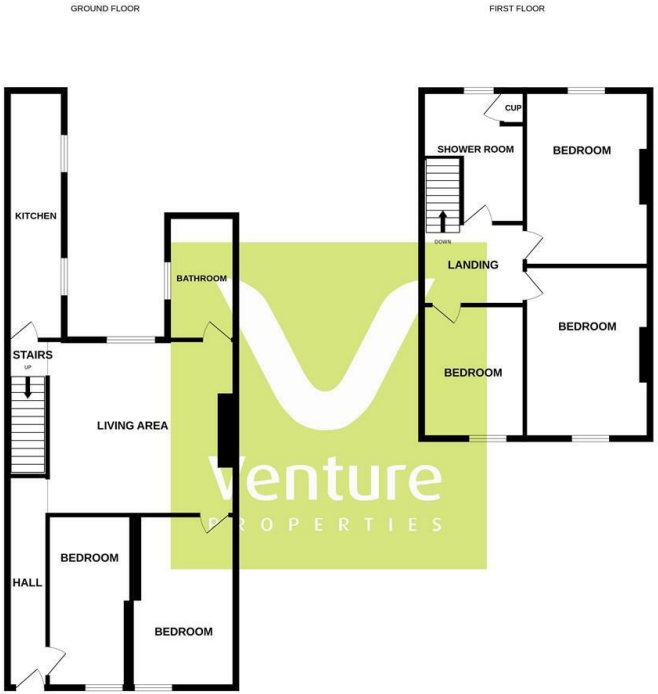
Bedroom One
15'4" x 10'8" (4.68 x 3.27)
Large double bedroom with a UPVC double glazed window to the front and radiator.

Bedroom Two
15'4" x 10'8" (4.68 x 3.27)
Large double bedroom with a UPVC double glazed window to the front and radiator.

Bedroom Three
11'6" x 8'11" (3.53 x 2.74)
Further double bedroom with a UPVC double glazed window to the front and radiator.

Shower Room/WC
11'6" x 5'7" min (3.53 x 1.71 min)
Comprising of a cubicle with mains fed shower, a wash basin set to a vanity unit, WC, a heated towel rail, recessed spotlighting, extractor fan. UPVC double glazed opaque window to the rear and cupboard which houses the combi gas central heating boiler.

EXTERNAL
To the rear of the property is an enclosed yard.





Property Information

Tenure: Freehold Gas and Electricity: Mains sewerage and water: Mains Broadband: Check via OFCOM website. Mobile Signal/coverage: We recommend contacting your service provider for further information. Council Tax: Durham County Council, Band: TBC Annual price: £2,436.06 (Maximum 2026) Energy Performance Certificate Grade C Mining Area: This property is located in an area of historical mining works, a mining search is recommended. This can be done via a solicitor as part of Conveyancing. Flood Risk: Very low risk of surface water flooding. Very low risk of flooding from rivers and the sea. Disclaimer The preceding details have been sourced from the seller, OntheMarket.com and other third parties. Verification and clarification of this information, along with any further details concerning Material Information parts A, B and C, should be sought from a legal representative or appropriate authorities. Venture Properties (Durham) Limited cannot accept liability for any information provided.

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