









This immaculate two bed semi with an open aspect to the front taking in impressive panoramic views across the Wearside skyline towards Penshaw monument, will appeal to those professional tenants who require close transport links to the A19, Doxford and Nissan. Accommodation includes a living room, well fitted kitchen, two first floor bedrooms and bathroom and attractive gardens are located to the front and rear. This is one of those properties which will prove to be very popular and immediate internal inspection should be considered essential to avoid disappointment!

MAIN ROOMS AND DIMENSIONS

Ground Floor

UPVC double glazed feature door to

Entrance Porch

Reception Hall

Laminate flooring.

Living Room 13'3" x 11'4"

UPVC double glazed oriel bay window to front with stunning views towards Penshaw Monument, feature fireplace, radiator, laminate flooring.

Kitchen 5'4" x 14'7"

Wall and floor cupboards, working surfaces in sink unit, electric halogen hob with extractor hood, electric oven, integrated fridge and freezer, integrated washer/dryer, understair storage cupboard with fitted shelving, laminate flooring, single radiator, UPVC double glazed window and door to rear leading out into neatly presented gardens to rear.

First Floor Landing

Bedroom 1 (front) 10'5" x 11'8"

UPVC double glazed window, radiator and two double wardrobes. Cupboard containing wall mounted gas combination boiler serving hot water and radiators.

Bedroom 2 (rear) 8'1" x 8'7"

UPVC double glazed window, radiator, single wardrobe.

Bathroom

Low level washbasin and bath with overhead shower and screen - modern white suite, heated towel rail, halogen downlights, tiled floor and extractor fan. Free standing cabinet.

Outside

Attractive gardens to the front beautiful gardens to rear with patio are attractive lawns, established borders and a raised timber decked seating area.

Council Tax

The Council Tax Band is Band A.

Tenure Freehold

We are advised by the Vendors that the property is Freehold. Any prospective purchaser should clarify this with their Solicitor.

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Sea Road Viewings

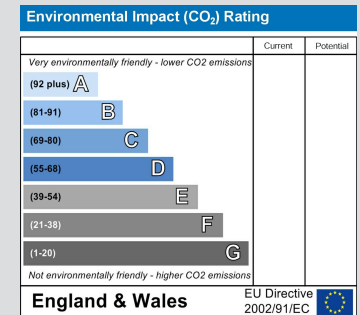
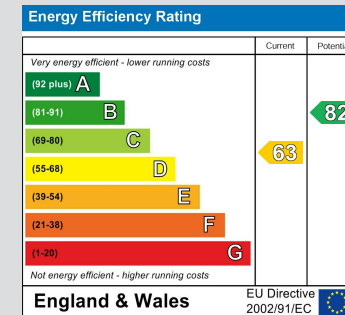
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Opening Hours

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

Ombudsman

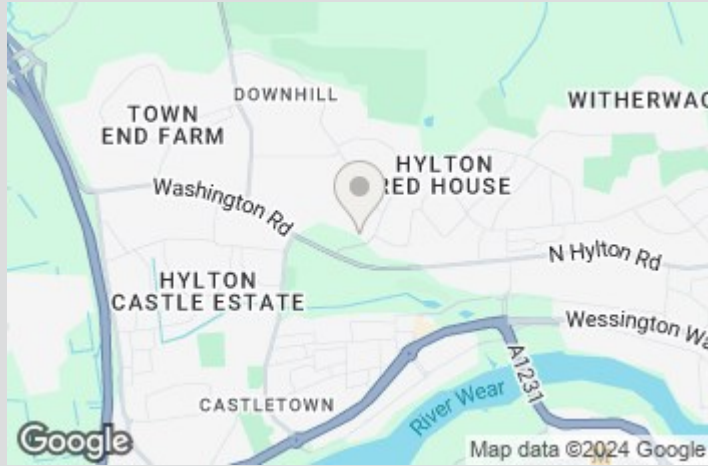
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