



### 1 bed studio flat to buy in SR5

North Bridge Street, Sunderland, Tyne and Wear, SR5 1AH

**£19,000** Starting Bid




 x1  x1  x1

Tenure

**Leasehold**

Allocated parking

### Property features

-  Tenant in Situ paying £520 pcm
-  Studio Apartment
-  EPC Rating C

## Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: C
- ✓ Heating supply: Electric

## Arrange a viewing

Beth Curtis  
Sales Negotiator  
Sunderland

0191 5143929  
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- ✓ Flexible viewing slots
- ✓ Accompanied viewings

## Description

TO BE SOLD VIA OUR ONLINE AUCTION. FEES APPLY.

For sale is a charming studio flat in the vibrant city of Sunderland. This appealing residential property showcases one well-sized bedroom, beautifully maintained to ensure your comfort is prioritised. The flat also boasts a single yet spacious reception room, perfect for entertaining guests or for relaxed, solitary living.

The property further benefits from a modern, well-organised bathroom, offering an ideal functional living environment. Despite its compact scale, the flat is designed to maximise the feeling of space and light, creating a relaxed, airy atmosphere within its confines.

Perfectly located in Sunderland, one of the UK's most lively cities, the occupant of this flat will have immediate access to an array of restaurants, local amenities, shopping centres, plus transport links that connect to the wider region and beyond.

This studio flat blends cost-effective living with comfort and convenience, making it the perfect investment opportunity or first home purchase. You might want to act swiftly on this one; properties like these, in such desirable locations, don't stay on the market for long.

Council Tax Band: A

Tenure: Leasehold

Length of Lease: 237

Annual Service Charge Amount: £2,720.00

Price: Starting Bid £19,000

Property Type: Studio flat

Parking: Allocated

Heating: Electric

## Front Exterior



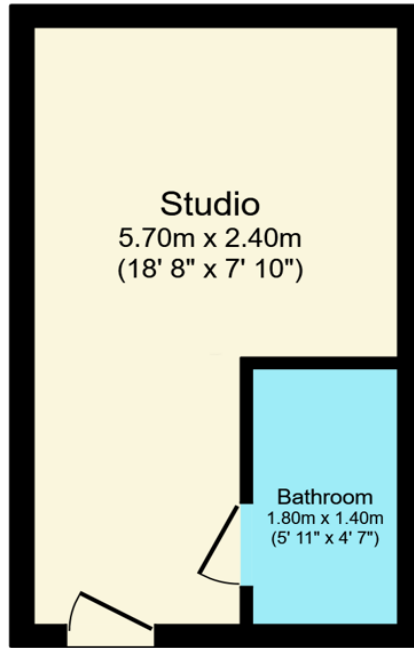
## Living Room

5.70m x 2.40m (18'8" x 7'10")



## Shower Room / W.C





**Floor Plan**

Floor area 18.7 sq.m. (201 sq.ft.)

Total floor area: 18.7 sq.m. (201 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	78	78
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England, Scotland &amp; Wales</b>	EU Directive 2002/91/EC	

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Contact your local branch today for more information on this property:

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