

3 bed terraced house to buy in

Park Road, Stanley, Durham, DH9 7QE

£60,000 Starting Bid

x 3 x 1 x 2

Tenure

Freehold

Garage parking

Property features

- For Sale Via AUCTION
- Ideal Investment Opportunity
- Currently Tenanted at £650pcm
- Three/Four Bedrooms
- EPC Rating D

Key Information

- Council Tax: Band A
- EPC Rating: D
- Heating supply: Gas
- Electric supply: National Grid
- Water supply: Direct mains water
- Broadband: ADSL copper wire
- Mobile signal: Good

Arrange a viewing

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Branch Manager
Stanley

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- Flexible viewing slots
- Accompanied viewings

Description

Pattinson Estate Agents are pleased to offer for sale BY AUCTION this three-bedroom mid-terrace house situated on Park Road, South Moor Currently tenanted at £650pcm and recently benefited from over £10,000 worth of building and refurbishment works. Making it an ideal investment opportunity for those wanting an instant return. Generous internal accommodation across two floors, the property also benefits from a single garage to the rear providing off-street parking or additional storage.

The accommodation briefly comprises an entrance hall, lounge, dining room, kitchen, and utility area to the ground floor. To the first floor are three well-proportioned bedrooms and a family bathroom. Externally, the property benefits from an enclosed rear yard with access to the single garage.

Further features include gas central heating, two reception rooms, and spacious accommodation throughout.

Park Road is conveniently located close to Stanley town centre, providing access to a range of shops, services, and local amenities. The area benefits from good transport links to surrounding locations including Consett, Chester-le-Street, Durham, and Newcastle upon Tyne. The A1 is easily accessible and can be reached within approximately ten minutes by car. Local attractions, including Beamish Museum, are also within easy reach.

Council Tax Band: A

Tenure: Freehold

Price: Starting Bid £60,000

Property Type: Terraced House

Parking: Garage, Off Street, On Street

Construction materials: Brick and block

Roofing type: Slate tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: Yes

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

Water meter: No

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: ADSL copper wire, Cable, FTTC (fibre to the cabinet), FTTP (fibre to the premises)

Mobile signal coverage: Good

Entrance Hallway

Providing access to the ground floor accommodation and staircase to the first floor.

Lounge

3.90m x 4.00m (12'9" x 13'1")

Front-facing reception room offering space for a range of furniture. Feature fireplace with surround, T.V. and telephone points, radiator and carpeted flooring.



Kitchen

2.15m x 3.60m (7'0" x 11'9")

Range of fitted wall and floor units along with work tops, fitted electric oven, fitted gas hob with extractor fan over, stainless steel sink with mixer tap over, tiled splash backs and vinyl flooring.



Dining Room

3.90m x 4.70m (12'9" x 15'5")

Second reception room suitable for formal dining or additional living space. Fitted with vinyl flooring and radiator.



Utility Room

2.20m x 2.60m (7'2" x 8'6")

Useful ancillary space providing additional storage and laundry facilities. Fitted work bench, plumbing for washer, central heating unit, radiator and access to the rear yard.



First Floor Landing

Loft hatch allowing access to the loft space.

Bedroom One

3.70m x 4.20m (12'1" x 13'9")

Fitted with a radiator and carpeted flooring.



Bedroom Two

3.70m x 4.80m (12'1" x 15'8")

Fitted with a radiator and carpeted flooring. Access to store room.



Bedroom Three

2.30m x 2.75m (7'6" x 9'0")

Fitted with radiator and carpeted flooring.



Storage Room

Rear storage room of from second bedroom fitted with radiator and carpeted flooring.



Family Bathroom

2.30m x 3.65m (7'6" x 11'11")

Panelled bath, shower cubicle with mains fed shower over, W.C, pedestal hand wash basin, part tiled walls, radiator.



Garage

4.20m x 4.65m (13'9" x 15'3")

Single garage located to the rear of the property, suitable for off-street parking or storage.

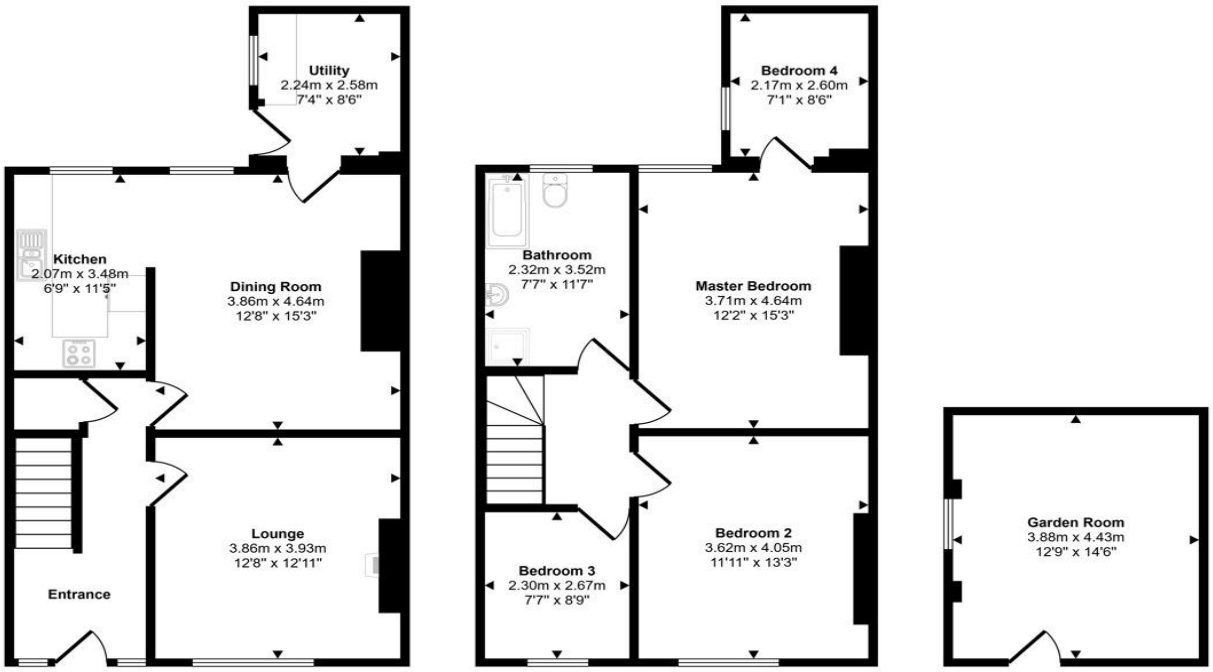


Externally

Enclosed yard located to the rear of the property which allows access to the single garage.



Approx Gross Internal Area
137 sq m / 1475 sq ft

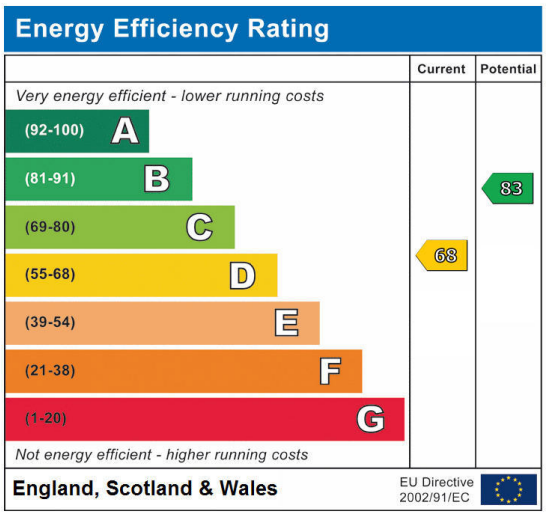


Ground Floor
Approx 60 sq m / 642 sq ft

First Floor
Approx 60 sq m / 648 sq ft

Garden Room
Approx 17 sq m / 185 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



Park Road, Stanley, Durham, DH9 7QE

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

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