




To buy

2 bed terraced house to buy in

Tunstall Terrace, New Silksworth,
Sunderland, Tyne and Wear, SR3 1HQ

£80,000

 x 2  x 1  x 1

Tenure

Freehold

Allocated parking

Property features

- ✓ 2 bedroom family home
- ✓ Popular location
- ✓ Huge potential
- ✓ Vacant possession
- ✓ EPC Rating C

Key Information

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

Arrange a viewing

Beth Curtis
Sales Negotiator
Sunderland

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- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

PUBLIC NOTICE: Please note that any offers made on this property are subject to public notice. Once vendor has received an offer subject to contract, and any higher offers must be submitted to the agent prior to the legal exchange of contracts.

Pattinson Estate Agents are pleased to welcome to the market this two-bedroom terraced home, ideally situated in the highly popular New Silksworth area of Sunderland, offering superb transport links via the A19 for easy commuting into Sunderland City Centre and the wider North East region.

The home sits within walking distance of reputable local schools, public parks, and popular local amenities.

Offered with the benefit of no onward chain, this traditional property represents a fantastic opportunity for investors, developers, or buyers looking to put their own stamp on a home that offers an excellent blank canvas opportunity

The internal ground floor accommodation comprises a welcoming entrance lobby, a spacious lounge and dining area with excellent potential, a kitchen, and a three-piece family bathroom.

Moving to the first floor, a central landing grants access to two well-proportioned bedrooms, including a generous main double bedroom.

A standout feature of this property is its outdoor space. Unlike standard terraced homes, the front boasts a large lawned garden, providing a fantastic external private green area.

To the rear, there is an enclosed private yard offering excellent potential for off-street parking.

For further details or to arrange an internal inspection, please contact the Pattinson Sunderland Branch

Council Tax Band: A

Tenure: Freehold

Price: £80,000

Property Type: Terraced House

Parking: Allocated

Heating: Gas

Electric: National Grid

Water: Direct mains water

Water meter: Yes

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: ADSL copper wire

Mobile signal coverage: Good

Living Room



Dining Room



Kitchen



Bathroom



Bedroom 1



Bedroom 2





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C	70	77
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC 	

Tunstall Terrace, New Silksworth, Sunderland, Tyne and Wear, SR3 1HQ

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

51 Fawcett Street, Sunderland, Tyne & Wear, SR1 1RS, Tel: 0191 5143929, sunderland@pattinson.co.uk, www.pattinson.co.uk

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