

3 bed semi-detached house to buy in DH4

Dubmire Court, Houghton Le Spring, Tyne and Wear, DH4 5NF

£139,950

x 3 x 1 x 2

Tenure

Freehold

Allocated parking

Garden

Property features

- Semi-Detached Family Home
- Two/Three Bedrooms
- Occupying A Corner Plot
- Extensive Rear Garden
- EPC Rating D

Key Information

- Council Tax: Band A
- EPC Rating: D
- Heating supply: Gas

Arrange a viewing

Susan Davison
Branch Manager
Houghton

0191 5120933
houghton@pattinson.co.uk

- Flexible viewing slots
- Accompanied viewings

Description

SEMI-DETACHED FAMILY HOMETWO/THREE BEDROOMS**DRIVEWAY**CORNER PLOT WITH A GENEROUS GARDEN**POPULAR CUL-DE-SAC LOCATION**

Pattinson Estate Agents are pleased to welcome to the market this two/three bed semi-detached family home, occupying a generous corner plot within the desirable cul-de-sac of Dubmire Court, Houghton Le Spring. Ideally positioned within easy reach of local shops and amenities, excellent public transport links and major road networks via the A690. The property is also within walking distance of a selection of popular local schools, with Rainton Meadows Nature Reserve and the town centres of Houghton Le Spring, Sunderland and Durham all just a short drive away.

This well presented spacious family residence briefly comprises of: Entrance/porch, generous lounge, dining room/ bedroom three, a modern kitchen and a conservatory. To the first floor lies two double bedrooms and three piece family bathroom. Externally, the property benefits from a driveway to the front and a generous rear garden extending around two sides of the property.

Early viewings come highly recommended to appreciate the size and location of this property. Please call our Houghton branch to arrange a viewing.

Council Tax Band: A

Tenure: Freehold

Price: Offers In Excess Of £139,950

Property Type: Semi-detached house

USPs: Garden

Parking: Allocated

Heating: Gas

Entrance/Porch

Property entrance leading to the porch, which has tiled flooring and a double glazed window. The porch also gives access to the hallway, which has laminate flooring, a radiator and a storage cupboard.



Lounge

3.08m x 4.94m (10'1" x 16'2")

Spacious lounge with laminate flooring, two radiators and French doors leading to the conservatory.



Kitchen

4.41m x 2.25m (14'5" x 7'4")

Modern kitchen fitted with a range of upper and lower units with contrasting work surfaces and matching upstands. Further benefits include plumbing for a washing machine and dishwasher, an integrated fridge/freezer, dual ovens and an induction hob. Tiled flooring, pantry cupboard, radiator, dual aspect double glazed windows and an external door providing access to the rear garden.



Dining Room/Bedroom Three

3.57m x 3.08m (11'8" x 10'1")

A versatile room with carpet flooring, a radiator and a double glazed front aspect bay window.



Conservatory

2.76m x 3.61m (9'0" x 11'10")

The conservatory has laminate flooring, a wall mount electrical radiator, double glazed windows and French door leading to the rear garden.



Bedroom One

3.10m x 3.35m (10'2" x 10'11")

Double bedrooms with carpet flooring, fitted wardrobes, storage cupboard, a radiator and a double glazed front aspect window.



Bedroom Two

2.75m x 3.08m (9'0" x 10'1")

Double bedrooms with carpet flooring, integrated wardrobes, a storage cupboard, a radiator and a double glazed rear aspect window.



Bathroom

1.72m x 1.81m (5'7" x 5'11")

Three piece bathroom from a panelled bath with an overhead shower, hand wash basin and W.C. Vinyl flooring, partly tiled walls, a heated towel rail and a double glazed rear aspect window.

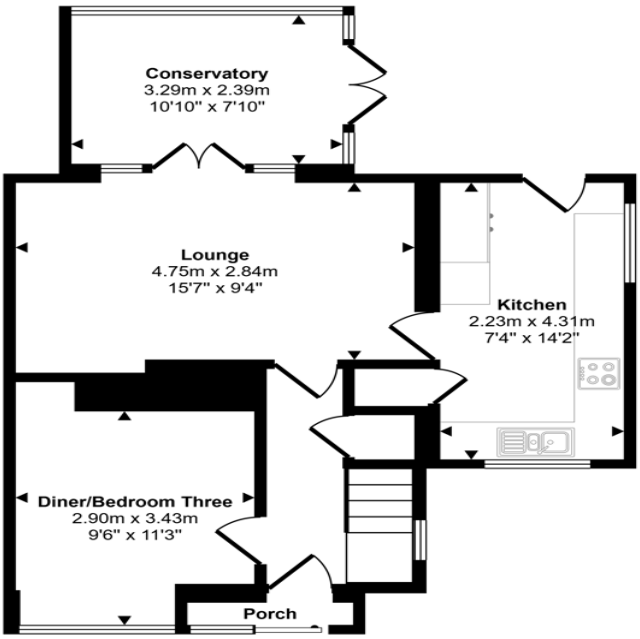


External

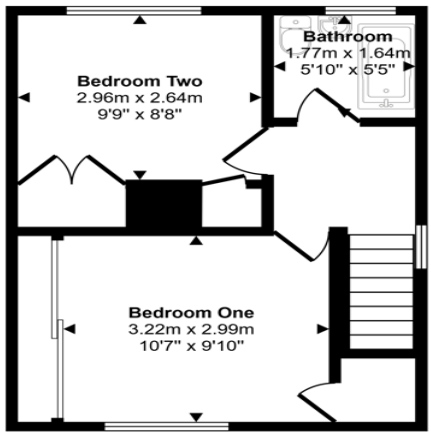
Externally, to the front there is a block paved driveway with gated access leading to the rear garden. To the rear are extensive gardens extending around two sides of the property, predominantly laid to lawn with mature shrubs and trees, along with a raised decked area adjacent to the property. To the side is a low maintenance section with double gates providing access to the adjoining field.



Approx Gross Internal Area
85 sq m / 916 sq ft

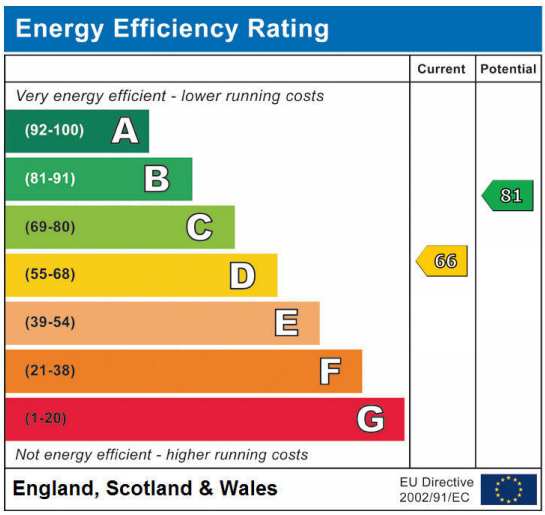


Ground Floor
Approx 53 sq m / 575 sq ft



First Floor
Approx 32 sq m / 342 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.



Dubmire Court, Houghton Le Spring, Tyne and Wear, DH4 5NF

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

14a Newbottle Street, Houghton Le Spring, Tyne and Wear, Tyne & Wear, DH4 4AB, Tel: 0191 5120933, houghton@pattinson.co.uk, www.pattinson.co.uk

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.