

3 bed semi-detached house to buy in DH5

Burdon Avenue, Houghton Le Spring, Tyne and Wear, DH5 8EG

£70,000 Starting Bid

x 3 x 1 x 2

Tenure

Freehold

On Street parking

Garden

Property features

- Semi-Detached Family Home
- Three Bedrooms
- Off Road Parking
- South/East Facing Rear Garden
- EPC Rating C

Key Information

- Council Tax: Band A
- EPC Rating: C
- 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 HOMETHREE BEDROOMS**TWO RECEPTION ROOMS**GENEROUS PLOT**SOUTH/EAST FACING REAR GARDEN**OFF ROAD PARKING**NO UPPER CHAIN**POTENTIAL RENTAL INCOME OF £750/£800 PCM**

Pattinson Estate Agents are delighted to welcome to the market this spacious three bed semi-detached family home, occupying a generous plot in the popular residential area of Burdon Avenue, Houghton Le Spring. Perfectly positioned within easy access to local amenities, public transport links and within walking distance to Houghton Le Spring Town Centre, Gillas Lane Primary Academy & Nursery. Also within a short driving distance to Rainton Meadows Nature Reserve, Sunderland & Durham City Centre's.

This family home spacious throughout, it briefly consists:- Entrance/hallway, spacious lounge, dining room and a fitted kitchen. To the first floor lies three well proportioned bedrooms and a three piece family bathroom. Externally, to the front there is a an closed garden and off road parking, to the rear there is a South/East facing garden.

Early viewing comes highly recommended to appreciate the size and location of this property. Please call out Houghton office to arrange a viewing.

Council Tax Band: A

Tenure: Freehold

Price: Starting Bid £70,000

Property Type: Semi-detached house

USPs: Garden

Parking: On Street

Heating: Gas

Entrance/Hallway

Property entrance leading to the hallway, which gives access to the lounge, kitchen and first floor staircase.

Lounge

3.45m x 4.91m (11'3" x 16'1")

Spacious lounge with laminate flooring, a feature fireplace, radiator and a double glazed front aspect window.



Dining Room

2.74m x 3.63m (8'11" x 11'10")

Separate diner with laminate flooring, a radiator and a double glazed rear aspect window.



Kitchen

2.70m x 4.04m (8'10" x 13'3")

Fitted kitchen benefiting from a range of upper and lower units with contrasting worksurfaces, a stainless steel sink unit, plumbing for a washing machine and a storage cupboard. Vinyl flooring, tile splash back, a radiator, a double glazed rear aspect window and an external door leading to two outhouses.



Bedroom One

3.42m x 5.07m (11'2" x 16'7")

Double bedroom with laminate flooring, a radiator and a double glazed front aspect window.



Bedroom Two

2.66m x 4.97m (8'8" x 16'3")

Double bedroom with laminate flooring, a radiator, storage cupboard and a double glazed rear aspect window.



Bedroom Three

2.48m x 3.11m (8'1" x 10'2")

Third bedroom with laminate flooring, a radiator and a double glazed front aspect window.



Bathroom

1.68m x 2.46m (5'6" x 8'0")

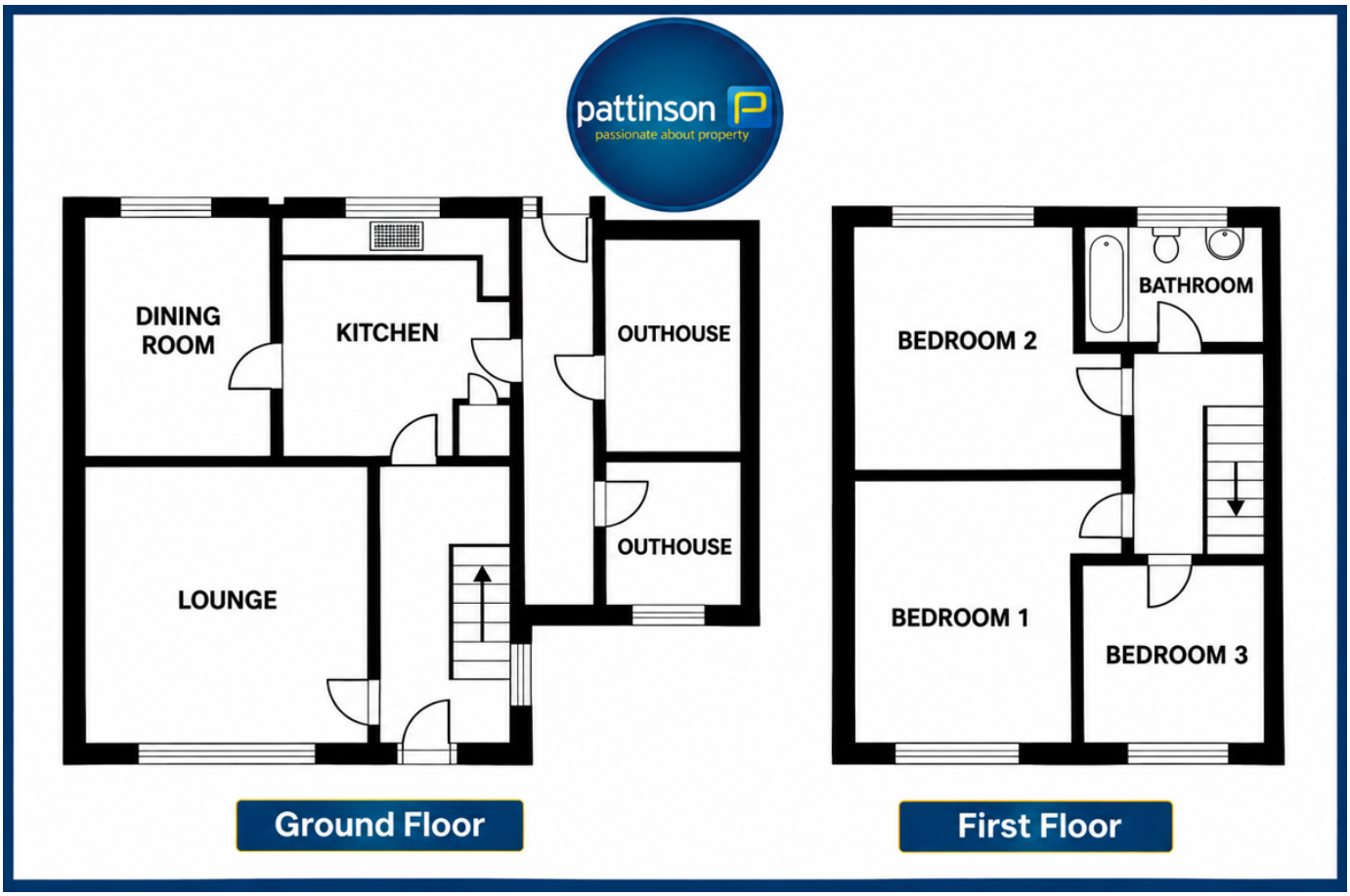
Three piece bathroom benefiting from a panelled bath with an over head shower, hand wash basin and W.C. Vinyl flooring, part UPVC cladded walls, a heated towel and a double glazed window.

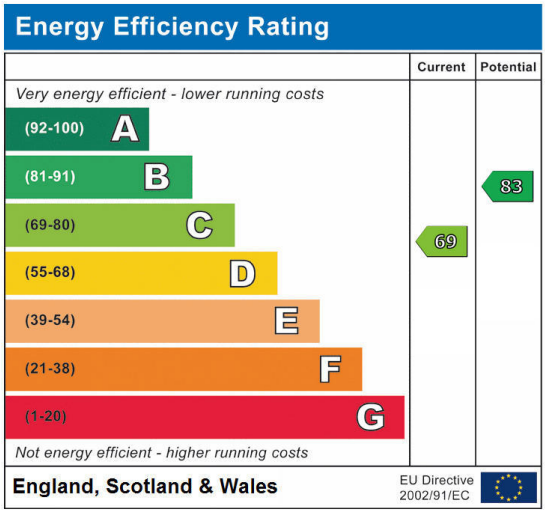


External

Externally, to the front there is an enclosed garden and off road parking. To the rear lies a South/East facing garden.







Burdon Avenue, Houghton Le Spring, Tyne and Wear, DH5 8EG

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

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