5 bed detached house to buy in

Woodham Drive, Sunderland, Tyne and Wear, SR2 0FA

£265,000

x 5 x 2 x 2

Tenure

Freehold

Driveway parking

Property features

- 5 bedroom family home
- Immaculately presented
- Desirable location
- Viewing is essential
- EPC Rating B

Key Information

- Council Tax: Band D
- EPC Rating: B
- 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

0191 5143929
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- Flexible viewing slots
- Accompanied viewings

Description

Pattinson Estate Agents are delighted to welcome to the market this exceptionally spacious five bedroom family home, perfectly situated on the highly sought-after Woodham Drive, Ryhope.

Arranged over three impressive floors, this larger-style property offers incredibly versatile accommodation that is well-presented throughout and ready to move into, making it the ultimate choice for growing families seeking style and scale.

The ground floor opens into a welcoming entrance hallway, providing access to a comfortable, light-filled lounge perfect for family relaxation, alongside a highly convenient downstairs WC.

A standout feature on this level is the converted garage, which is currently utilised as an occasional bedroom and playroom. This adaptable space offers excellent flexibility and could equally lend itself to a home office, hobby room, or secondary living area depending on your lifestyle needs.

The lower ground floor serves as the true heart of the home, boasting a particularly impressive, open-plan kitchen, dining, and family area. This generous room provides a fantastic hub for everyday family life and entertaining. Double patio doors open directly onto the rear garden, flooding the space with natural light and seamlessly blending indoor and outdoor living.

Moving upstairs, the sleeping accommodation is intelligently split for maximum privacy. The half-landing provides access to two well-proportioned bedrooms and a contemporary family bathroom. Continuing to the main first-floor landing, you will find the spacious principal bedroom, complete with a private en-suite shower room, alongside an additional fourth bedroom.

Externally, the property benefits from a low-maintenance, enclosed lawn garden to the rear, providing a safe and pleasant outdoor space for children to play, relaxing, or hosting summer barbecues. The front of the property features a small neat garden alongside a private driveway providing valuable off-road parking.

Early viewings are highly recommended to fully appreciate the sheer scale, versatile layout, and pristine condition of this beautiful home.

Please contact the team at Pattinson Estate Agents Sunderland today to arrange your viewing appointment.

Council Tax Band: D

Tenure: Freehold

Price: £265,000

Property Type: Detached House

Parking: Driveway

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

Kitchen

Dining Room

W/C

Bedroom 1

en suite

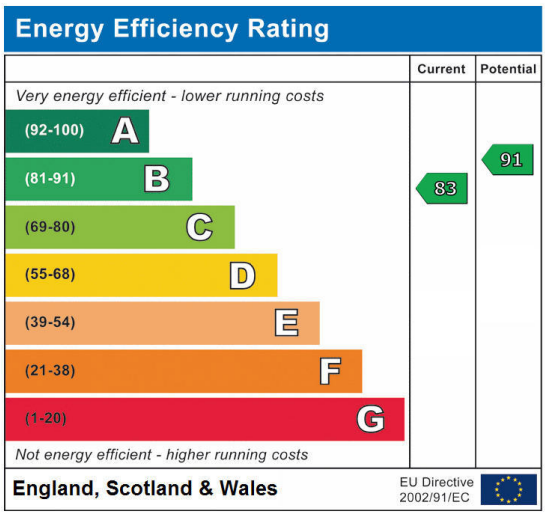
Bedroom 2

Bedroom 3

Bedroom 4

Bedroom 5

Bathroom



Woodham Drive, Sunderland, Tyne and Wear, SR2 0FA

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

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