



John Street, Fencehouses, DH4 6LH
2 Bed - House - Mid Terrace
£595 Per Calendar Month

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Unfurnished ** Good Sized Garden ** Well Presented ** Double Glazing & GCH ** Close to Local Shops, Schools and Road Links **

The floor plan briefly comprises: entrance, comfortable lounge, modern kitchen, bathroom/wc. The first floor has two good sized bedrooms. Outside there is a courtyard style garden with gated access, and a good sized lawn garden.

Houghton-le-Spring is part of the City of Sunderland in the county of Tyne and Wear. It is situated almost equidistant between the cathedral city of Durham and the centre of the City of Sunderland. The town of Seaham and the North Sea lie about 5 miles to the east. The towns of Newbottle, Fencehouses and Hetton-le-Hole lie nearby. Houghton-Le-Spring's main shopping area is located in Newbottle Street which includes a supermarket, a library, the Post Office, and various other outlets. Also within close proximity of the property lies Herrington Country Park and various rural walks and cycle routes.

Council Tax Band - A Annual Cost - £1395

EPC Rating - C

BOND £595 | MINIMUM 6 MONTHS TENANCY

Specifications - No Smokers and Pets Considered (Additionally £25pcm for Pet Rent)

Required Earnings: Tenant Income - £21,420 Guarantor Income (If Required) - £23,420

REDRESS

For Redress we subscribe to the Property Redress Scheme (PRS) – Premiere House, 1st Floor, Elstree Way, Borehamwood, Hertfordshire WD6 1JH



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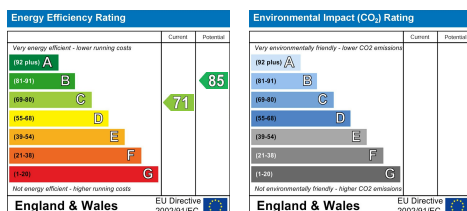
Surveys and EPCs

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Strategic Marketing Plan

Dedicated Property Manager



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Every care has been taken with the preparation of these particulars, but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance please ask or professional verification should be sought. All dimensions are approximate. The mention of fixtures, fittings &/or appliances does not imply they are in full efficient working order. Photographs are provided for general information and it cannot be inferred that any item shown is included in the sale. These particulars do not constitute a contract or part of a contract.

Robinsons can recommend financial services, surveying and conveyancing services to sellers and buyers. Robinsons staff may benefit from referral incentives relating to these services.



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