



Everson Way, Spennymoor, DL16 7BX  
4 Bed - House - Townhouse  
£850 Per Calendar Month

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Robinsons are delighted to offer to the rental market this well presented fully furnished four bedroom town house. The accommodation is spread across three floors and should appeal to a number of buyers including the growing family. Pleasantly situated on the popular and sought after location in Middlestone Moor development and close to all local shops, schools and amenities and Spennymoor Town Centre. The property is ideal for the commuter being close to the A1 and A19 which provides good road links to other parts of the region. The property benefits from ample living space throughout, large lounge, easy to maintain garden, UPVC DOUBLE GLAZING and GAS CENTRAL HEATING.

In brief the property comprises of; ENTRANCE HALLWAY, CLOAKROOM W/C, SPACIOUS LOUNGE with French doors to the good sized rear gardens, KITCHEN/BREAKFAST ROOM. To the first floor there are TWO BEDROOMS and FAMILY BATHROOM, whilst to the second floor there is a two large bedrooms with a Jack & Jill en-suite. Externally there are FRONT and REAR GARDENS, DRIVEWAY and GARAGE. An internal viewing comes highly recommended.

EPC Rating TBC  
Council Tax Band C  
PETS CONSIDERED - with an additional 'Pet' allowance of £25.00 pcm

Tenant Earnings £26,400  
Guarantor Earnings £31,680

[Entrance Hallway](#)

[Cloakroom/WC](#)

[Lounge](#)

[Kitchen/Breakfast Room](#)

[Landing](#)

[Bedroom One](#)

[En-Suite](#)

[Bedroom Two](#)

[Bedroom Three](#)

[Bedroom Four](#)

[Bathroom](#)

[Externally](#)

[Agent Notes](#)

[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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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs	105-91kWh A		
105-91kWh B			
91-81kWh C			
81-65kWh D			
65-55kWh E			
55-45kWh F			
45-35kWh G			
Not energy efficient - higher running costs	1-20kWh		

England & Wales EU Directive 2002/91/EC

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions	105-91kWh A		
105-91kWh B			
91-81kWh C			
81-65kWh D			
65-55kWh E			
55-45kWh F			
45-35kWh G			
Not environmentally friendly - higher CO <sub>2</sub> emissions	1-20kWh		

England & Wales EU Directive 2002/91/EC

## DURHAM

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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.



# ROBINSONS

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