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Cranberry Road, Hylton Castle, Sunderland, SR5

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SALES / AUCTIONS / LETTINGS / MANAGEMENT

Cranberry Road, Hylton Castle, Sunderland, SR5

Offers In The Region Of £129,950

* 3 BEDROOM * TERRACED * FREEHOLD * GARDEN * COUNCIL TAX BAND A *

This three-bedroom terraced house is offered for sale in a popular residential area of Sunderland, close to local schools, parks and shops.

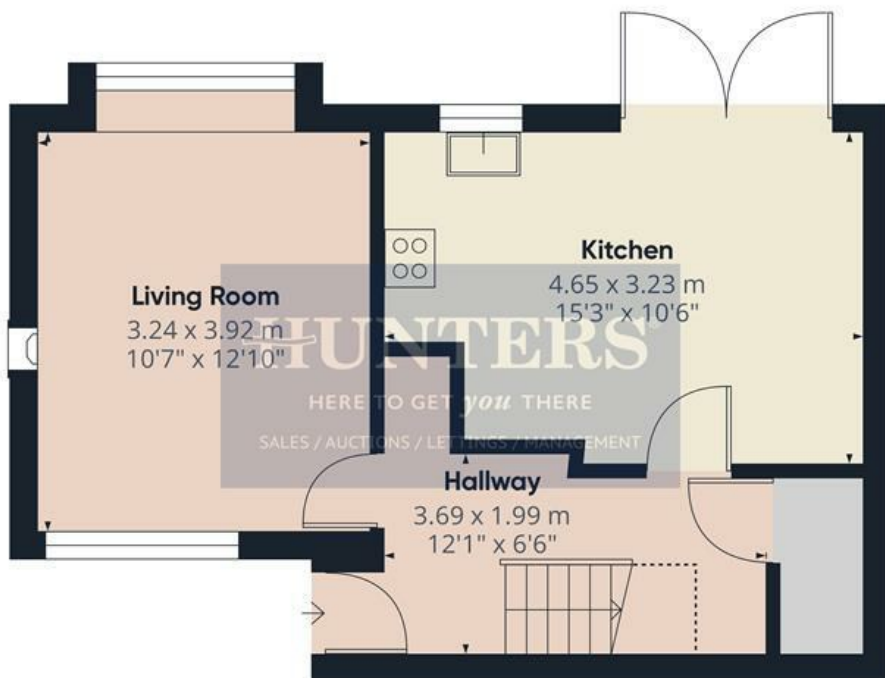
The property is well presented and occupies a corner plot with a spacious rear garden. The entrance hallway features a modern glass-panelled staircase and useful storage cupboard. To the front, the comfortable living room has dual-aspect windows and a fireplace, creating a bright and welcoming space.

The large modern kitchen is a particular highlight, featuring a central island with integrated fridge, freezer and washing machine. Quartz worktops, a large tiled floor and breakfast area complete the contemporary space. Patio doors open onto a decked area with external storage, leading to a low-maintenance garden with artificial lawn and a further decked area.

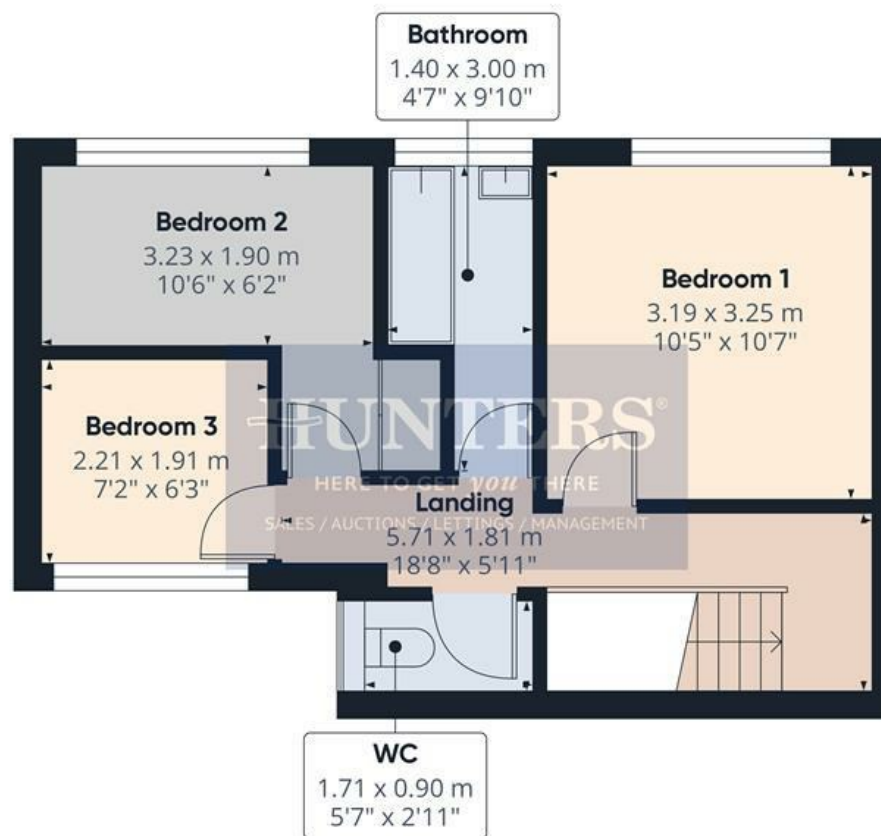
Upstairs, the master bedroom has large windows and built-in wardrobes, with two further single bedrooms, one of which also benefits from built-in storage. The first floor is completed by a modern bathroom with bath and heated towel rail, together with a separate WC.

Cranberry Road is well placed for access to local amenities, including everyday shopping, schools and nearby green spaces, parks and play areas. The area also benefits from regular bus services providing access to Sunderland city centre and its wider range of shops, leisure facilities and dining options.

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Floor 0



Floor 1

Approximate total area⁽¹⁾

69.8 m²

751 ft²

Reduced headroom

1.3 m²

14 ft²

(1) Excluding balconies and terraces

Reduced headroom

..... Below 1.5 m/5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



Hallway
12'1" x 6'6"

Living Room
10'7" x 12'10"

Kitchen
15'3" x 10'7"

Landing
18'8" x 5'11"

Bedroom 1
10'5" x 10'7"

Bedroom 2
10'7" x 6'2"

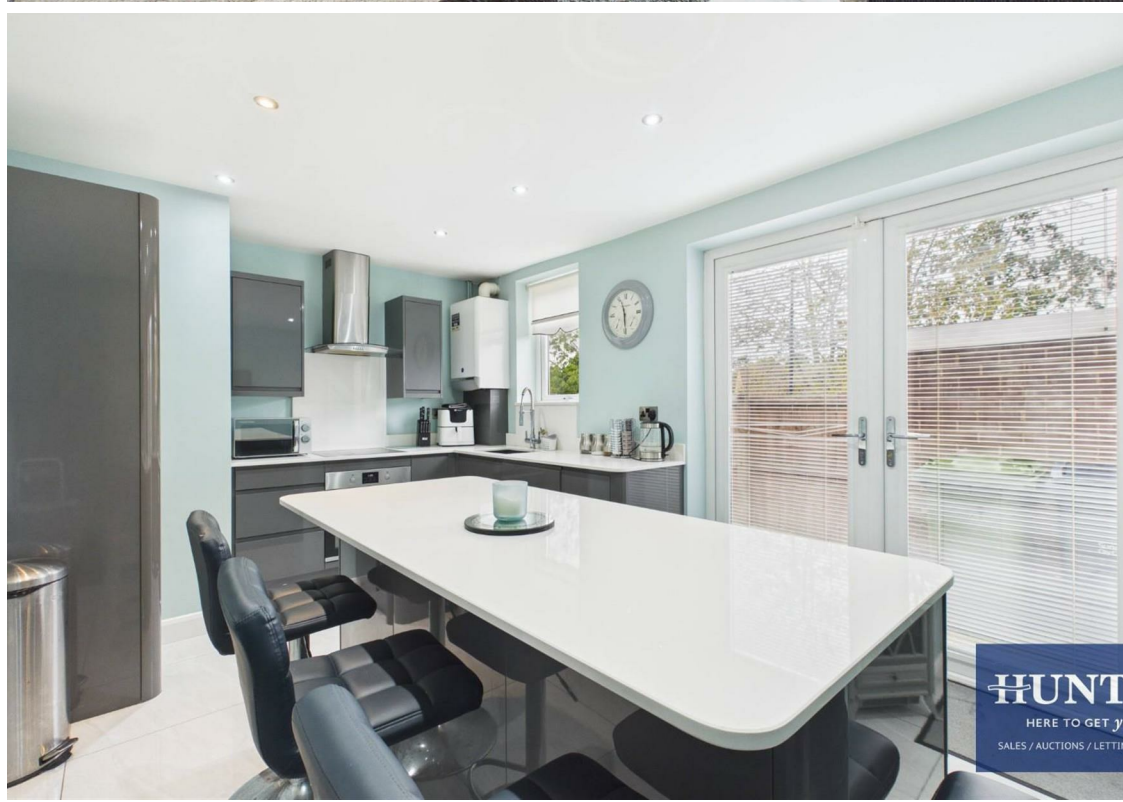
Bedroom 3
7'3" x 6'3"

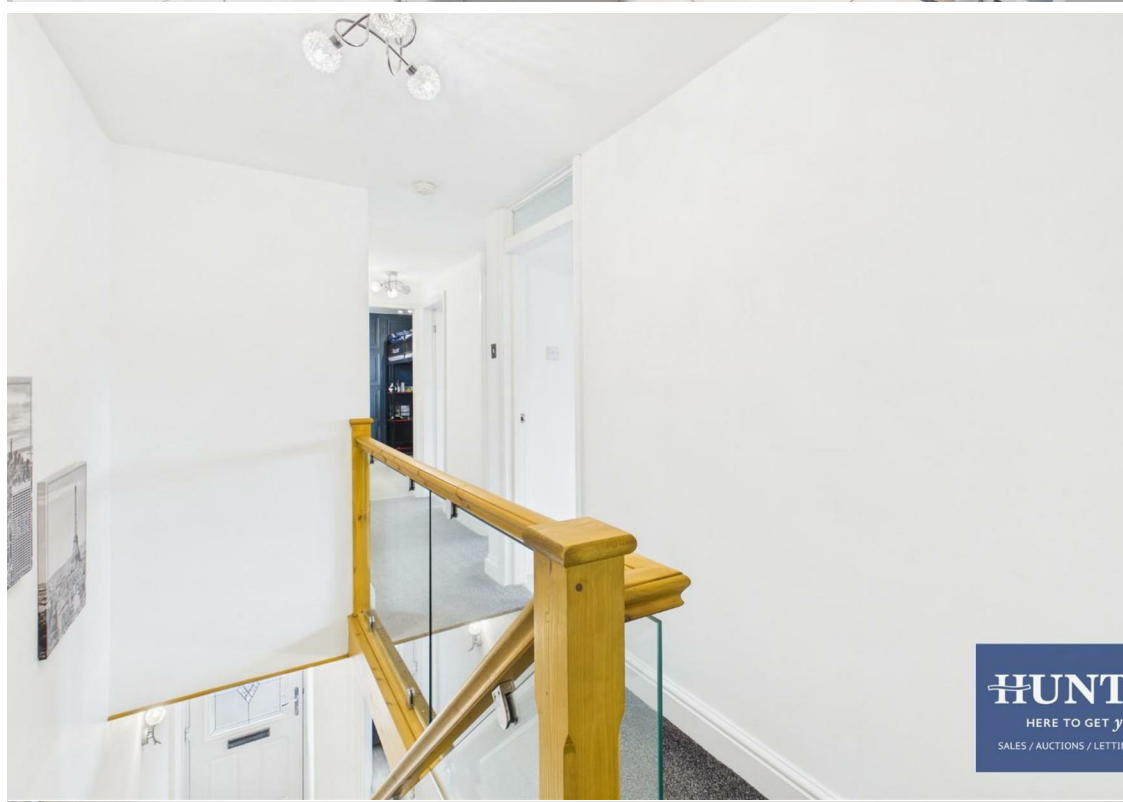
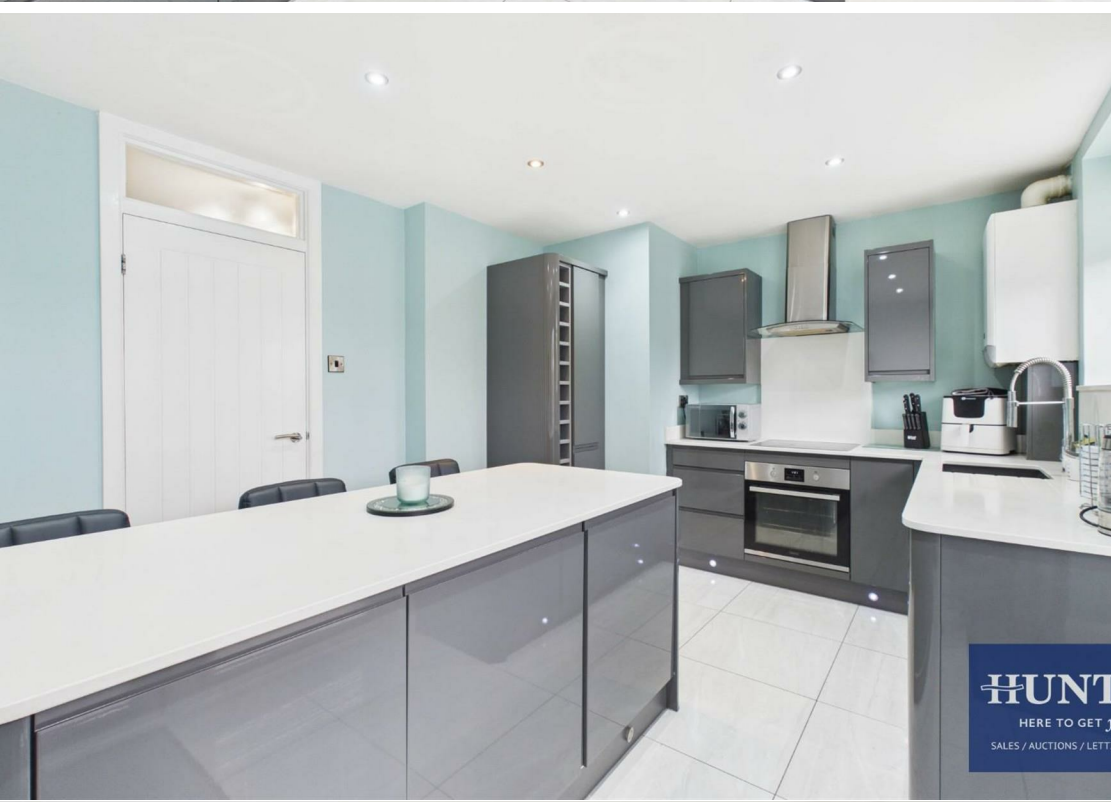
Bathroom
4'7" x 9'10"

WC
5'7" x 2'11"

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.











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