

Atkinson Road, Fulwell, Sunderland, SR6

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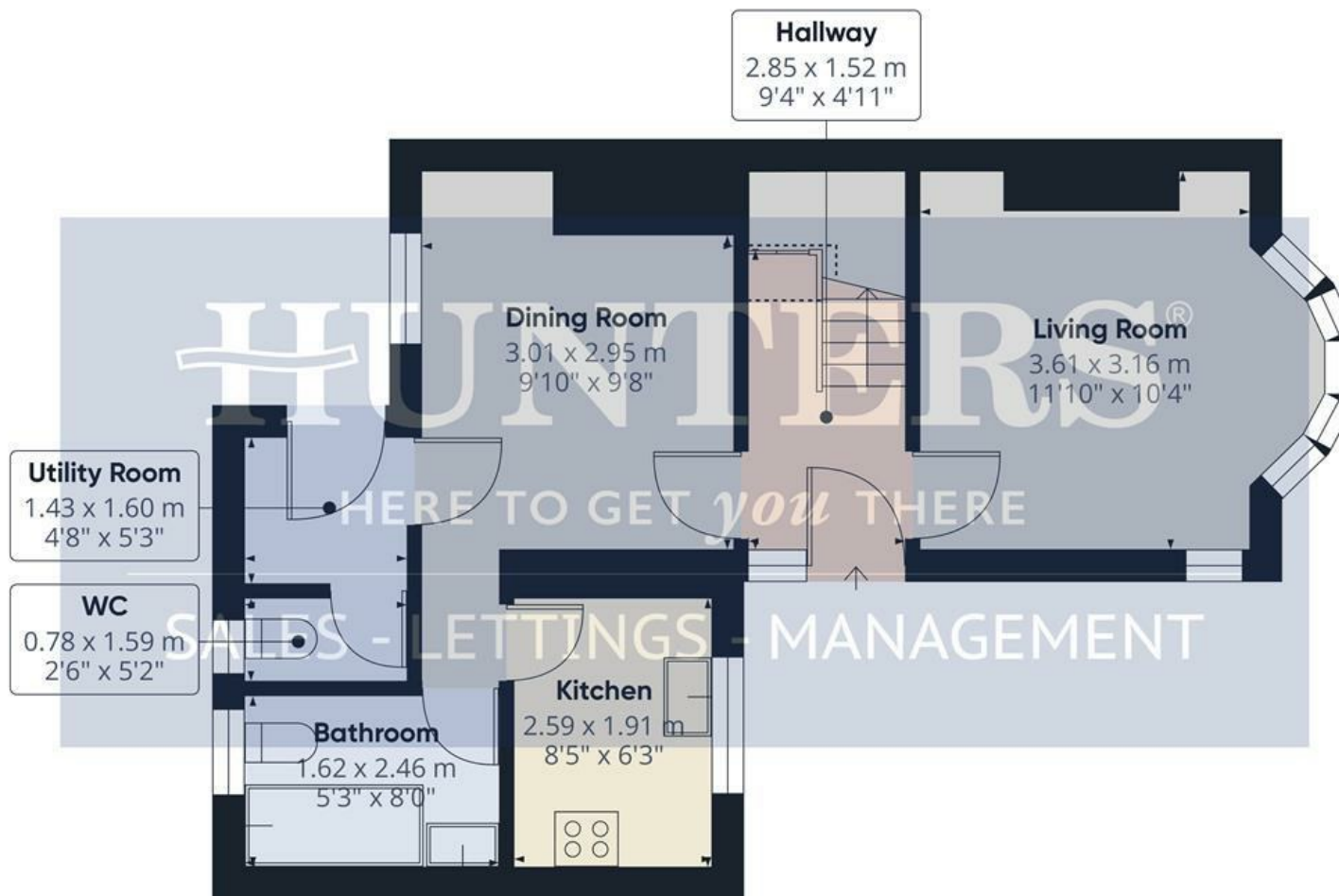
Rent £875 Per Month, Deopsit £1009.61

Located in the charming area of Fulwell, Sunderland, this delightful house on Atkinson Road offers a perfect blend of comfort and convenience. With two inviting reception rooms, this property provides ample space for relaxation and entertaining guests. The well-proportioned layout ensures that each room flows seamlessly into the next, creating a warm and welcoming atmosphere.

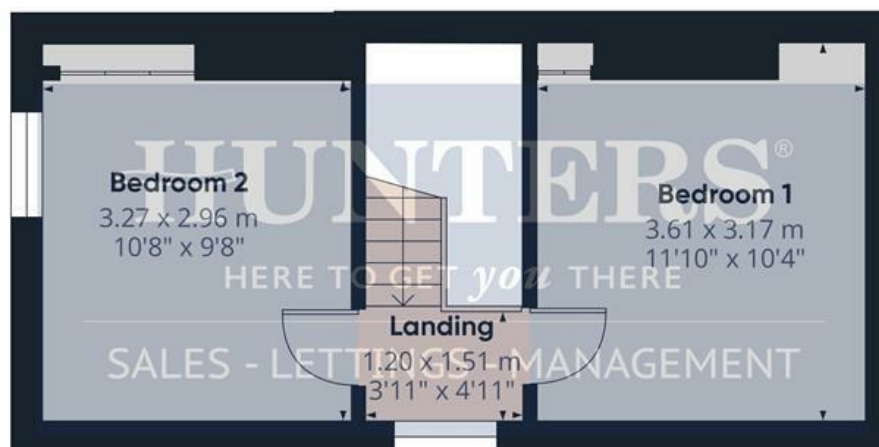
The house features two spacious bedrooms, ideal for a small family or professionals seeking a peaceful retreat. Each bedroom is designed to maximise natural light, providing a bright and airy feel. The single bathroom is well-appointed, catering to all your daily needs with ease.

Situated in a highly desirable friendly neighbourhood, this property benefits from excellent local amenities, parks, and a vareity of transport links, making it an ideal choice for those who appreciate both tranquillity and accessibility. Whether you are looking to make this your first home or seeking a rental opportunity, this house on Atkinson Road presents a wonderful chance to enjoy comfortable living in a sought-after location. Don't miss the opportunity to make this charming property your own.

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Floor 0



Floor 1



Approximate total area^m

63.7 m²

684 ft²

Reduced headroom

0.4 m²

4 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
9'4" x 4'11"

The hallway welcomes you with a painted green feature wall, white woodwork, and stairs leading to the first floor. The space is well-defined and provides access to the living and dining rooms as well as other ground floor areas.

Living Room
11'10" x 10'4"

This living room is brightened by a large bay window that allows plenty of natural light to fill the space. The flooring is a warm wood effect, and the room’s size offers a comfortable setting for relaxing or entertaining.

Dining Room
9'10" x 9'8"

The dining room sits adjacent to the living space and features a continuation of the wood effect flooring. A large window allows natural light to enter, creating an inviting atmosphere suitable for family meals or entertaining guests.

Kitchen
8'5" x 6'3"

The kitchen is fitted with a combination of light and dark grey cabinets paired with wood effect work surfaces. A window above the sink provides a view out to the front, and the kitchen is equipped with an oven, hob and microwave, offering a practical space for cooking.

Bathroom
5'3" x 8'0"

The bathroom features a bath with a shower overhead, white tiled walls around the bath area, and a light blue painted wall. A window allows for natural ventilation and light, complementing the clean and practical design of the space.

Utility Room
4'8" x 5'3"

The utility room, adjoining the bathroom, is practical and contains plumbing and appliances such as a washing machine and fridge. It includes a work surface and white walls for a clean look.

WC
2'6" x 5'2"

A separate WC with white walls and a small window provides additional convenience on the ground floor.

Landing
3'11" x 4'11"

The landing at the top of the stairs is compact and practical, painted white with green accents on the sloping ceiling. It provides access to both bedrooms upstairs.

Bedroom 1
11'10" x 10'4"

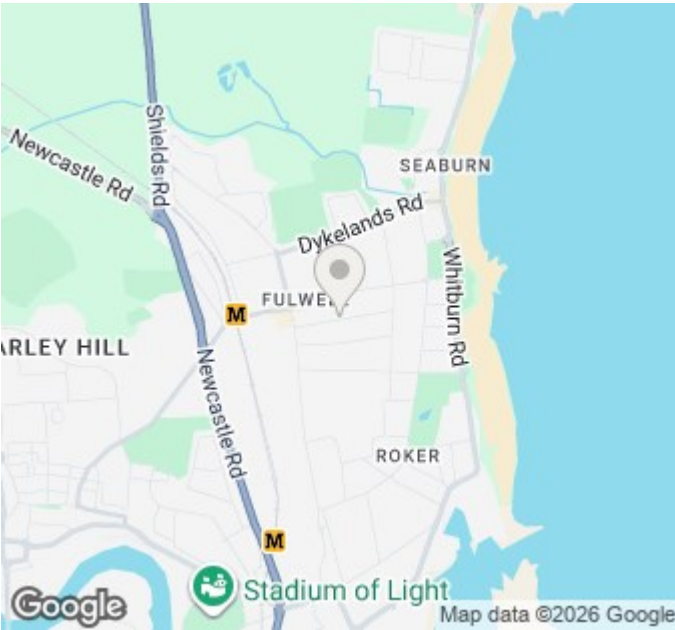
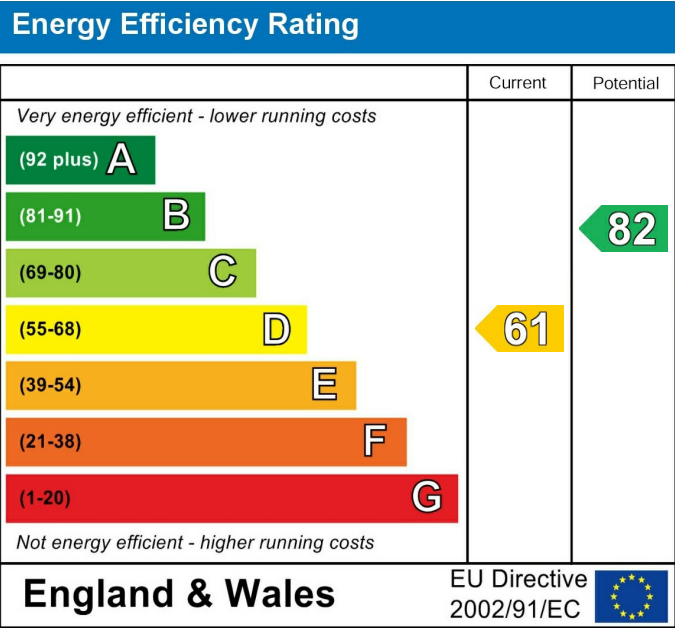
Bedroom 1 is a generously sized room with a large window that fills the space with natural light. The walls are painted in calming blue tones, and the room offers a good amount of floor space for bedroom furniture.

Bedroom 2
10'8" x 9'8"

Bedroom 2 is a slightly smaller double room, with a window providing views to the outside. Painted in a soft green shade, it features built-in storage with louvered doors and a practical layout for furniture.

Rear Garden

The rear yard is easy maintenance. It offers a private outdoor space with potential for outdoor seating and entertaining.



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

