



Devonshire Street, Monkwearmouth, Sunderland, Tyne & Wear,

£135,000



Devonshire Street, Monkwearmouth, Sunderland, Tyne & Wear, SR5 1DP

DESCRIPTION

PLEASE VIEW VIRTUAL TOUR AND FLOORPLAN * THREE BEDROOM TERRACED * SPACIOUS HOME * CLOSE TO AMENITIES * COUNCIL TAX BAND - A * EPC RATING - D *

We are delighted to present this superb terraced family home located on Devonshire Street in the sought-after Monkwearmouth area of Sunderland. This charming property boasts three well-proportioned bedrooms and one bathroom, making it an ideal choice for first-time buyers and growing families alike.

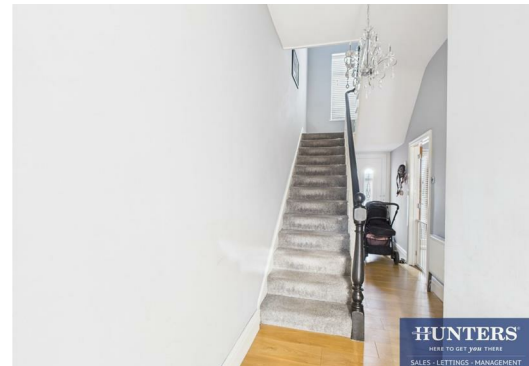
Upon entering, you are welcomed by a spacious entrance hall that leads to a comfortable living / dining room. The generous kitchen is well-equipped and offers ample space and the family bathroom is conveniently located on the ground floor, ensuring ease of access for all.

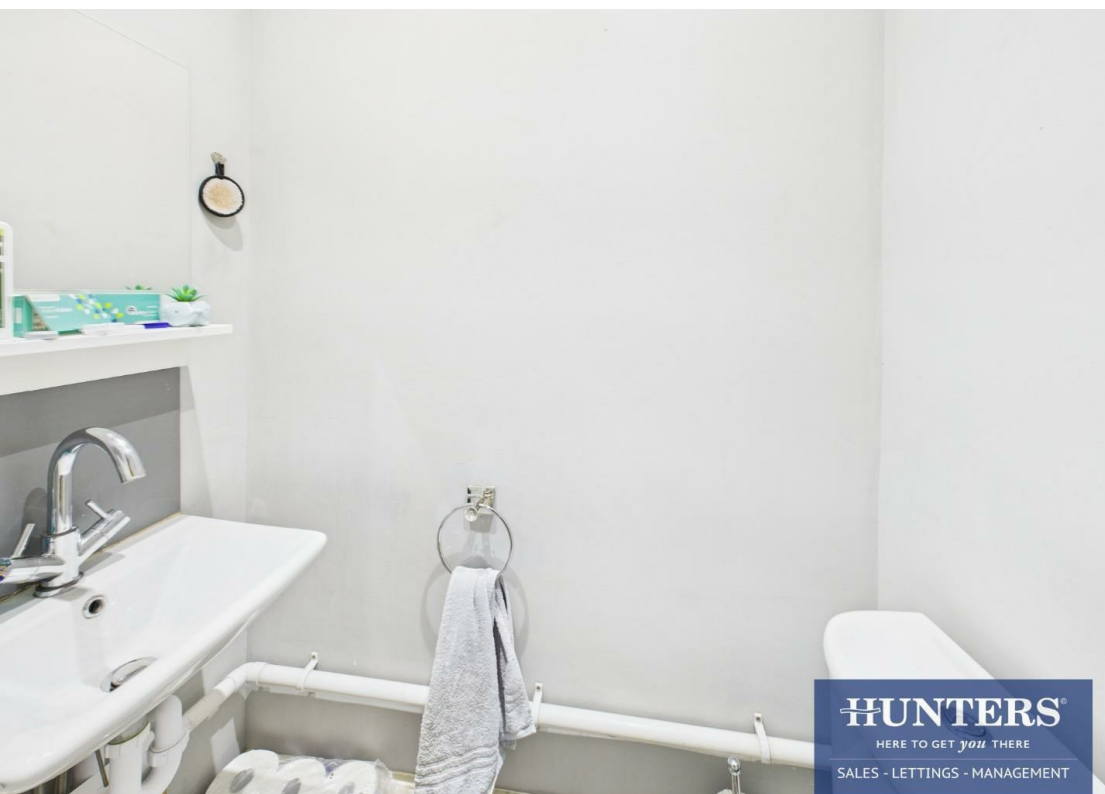
The first floor features three inviting bedrooms, providing a peaceful retreat for rest and relaxation. Additionally, there is a separate W/C, enhancing the practicality of the home.

Externally boasting a generous-sized yard at the rear, which offers the potential for off-street parking via a roller shutter.

Situated close to local amenities, shopping facilities, and well-respected educational institutions, this home is also just a short distance from Sunderland city centre. The excellent rail and road links make the wider North East region easily accessible, adding to the appeal of this location.

Viewing comes highly recommended !







Ground Floor



Floor 1

Viewings

Please contact sunderland@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

HUNTERS®
HERE TO GET *you* THERE

Approximate total area⁽¹⁾
1131.17 ft²
105.09 m²

(1) Excluding balconies and terraces

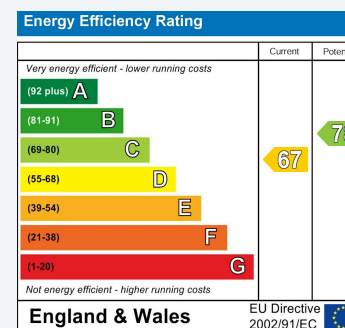
While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.

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ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



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.

THINKING OF SELLING? 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.