



12 Benfieldside Road, Consett

- STONE BUILT MID TERRACE
- NO ONWARD CHAIN
- GARDEN TO REAR
- IDEAL FIRST TIME BUY
- TWO BEDROOMS

Asking Price £110,000

HUNTERS®

HERE TO GET *you* THERE

12 Benfieldside Road, Consett

DESCRIPTION

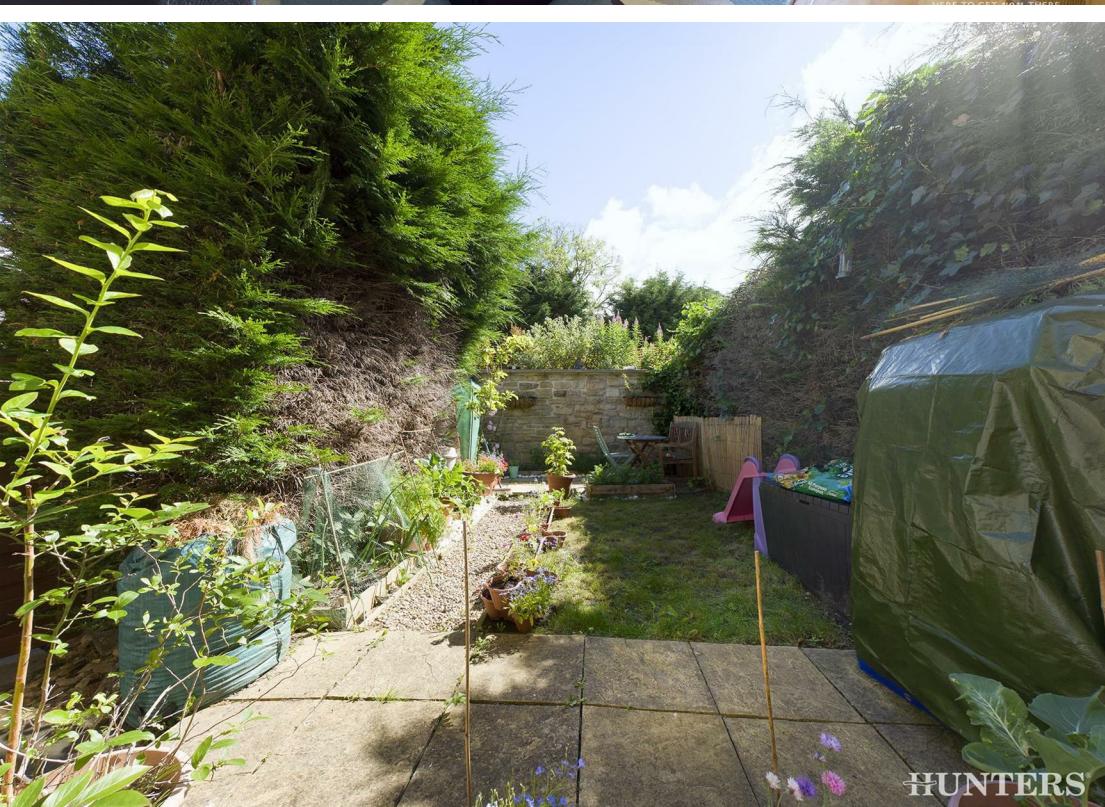
Hunters are delighted to welcome to the market this two bedroom stone built home offered to the market with no onward chain, this property would be a perfect investment opportunity which can be sold with a sitting tenant.

Briefly the property comprises of an entrance into the lounge with traditional feature fire place. The kitchen/diner is located at the rear aspect of the property and benefits from breakfast bar and access to the rear garden.

To the first floor of the property is the master bedroom with storage cupboard at the front aspect. To the rear is a further double bedroom and family bathroom which benefits from separate shower cubicle and bath tub.

Externally the property offers a garden to the rear with grass laid to lawn.





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Ground Floor Building 1



Floor 1 Building 1

Viewing

Please contact our Hunters Consett Office on 01207 593838 if you wish to arrange a viewing appointment for this property or require further information.

15 Victoria Road, Consett, DH8 5BQ
Tel: 01207 593838 Email:
consett@hunters.com <https://www.hunters.com>

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Approximate total area⁽¹⁾

685.53 ft²
63.69 m²

Reduced headroom

6.16 ft²
0.57 m²

(1) Excluding balconies and terraces

Reduced headroom
(below 1.5m/4.92ft)

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

GIRAFFE360

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.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs (92 plus) A		
(81-91) B		76
(69-80) C		
(55-68) D	59	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
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.

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.

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