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41 Eleventh Street

Horden, County Durham, SR8 4QQ

Price £17,000



Public Notice:

Address: 41 Eleventh Street, Horden, County Durham, SR84QQ

We are acting in the sale of the above property and have received an offer of £20,000.

Any interested parties must submit any higher offers in writing to the selling agent before an exchange of contracts takes place. EPC: E



ENTRANCE HALLWAY

The entrance features a double glazed exterior door to the front, a staircase to the first floor landing and a further internal door offering accessibility into the lounge.

LOUNGE 14'3" x 14'8" (4.35 x 4.46)

Situated at the front of the property this ideal reception room incorporates a double glazed window complimented with attractive laminated flooring and a focal central fireplace inset with an electric fire. Internal doors open into the hallway and the dining kitchen respectively.

DINING KITCHEN 9'4" x 15'11" (2.85 x 4.86)

The impressively proportioned dining kitchen is nestled to the rear of the residence and features a wealth of wall and floor cabinets finished in a beech colour with contrasting laminated work surfaces complete with mixer tap fitments. Accompaniments include a window opening to the rear courtyard, plumbing for an automatic washing machine and a door to the rear courtyard.

KITCHEN IMAGE

KITCHEN IMAGE

FIRST FLOOR LANDING

Located at the top of the stairwell from the entrance hallway the landing offers a convenient loft access and internal doors opening into the two double bedrooms and the family bathroom respectfully.

MASTER BEDROOM 12'4" x 12'4" (3.76 x 3.76)

Set to the front of the home, the master bedroom offers a double glazed window and a useful storage cupboard which conceals a wall mounted gas boiler.

SECOND BEDROOM 7'10" x 11'2" (2.39 x 3.4)

An impressively sized second bedroom with double glazed windows overlooking the rear courtyard, also providing a double fitted wardrobe with mirror sliding doors and a useful additional storage cupboard.

FAMILY BATHROOM 5'2" x 7'9" (1.57 x 2.37)

The bathroom, although the bath will need to be fitted, includes a white suite comprising of a shower over the panel bath, a low level W/c and a pedestal hand wash basin. Further attributes include partial tiling and a double glazed frosted window to the rear.

REAR COURTYARD

An ideal space with two brick outbuildings and offering access to the rear lane.

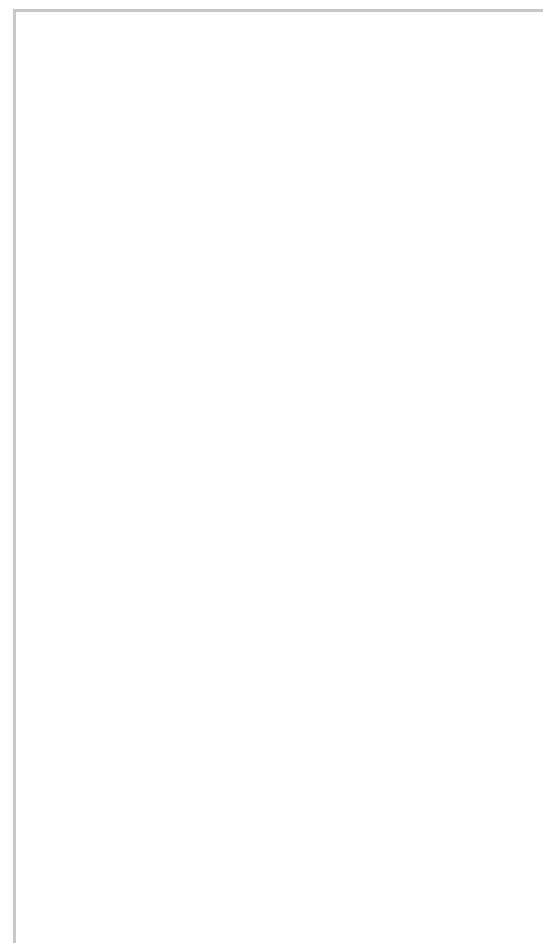
REAR EXTERNAL IMAGE

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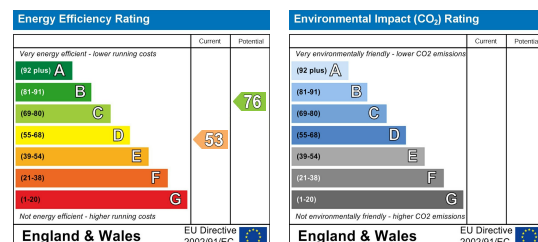
Area Map



Floor Plans



Energy Efficiency Graph



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.