

HUNTERS®

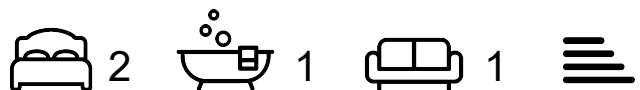
HERE TO GET *you* THERE



Basingstoke Road

Peterlee, SR8 2AW

£55,000



62 Basingstoke Road, Peterlee, County Durham, SR8 2AW. We are acting in the sale of the above property and have received an offer of £50,000 on the above property. Any interested parties must submit any higher offers in writing to the selling agent before exchange of contracts takes place.

AN IDEAL BUY-TO-LET INVESTMENT OR FIRST HOME... this extended two bedroom end terrace house which is situated within reach of the town centre amenities and facilities, local schools and the A19 which interconnects with Teesside, Sunderland and Durham City. The accommodation briefly comprises of an entrance porch which leads into the hallway, and extended lounge through dining room, an open plan kitchen and two double bedrooms and a family bathroom to the first floor. Externally the property offers lower than average maintenance front and rear gardens. For further information regarding Hunters comprehensive lettings management facilities and to arrange a viewing please contact your local Hunters office situated in the Peterlee Castle Dene Shopping Centre.



Entrance Porch

A useful area which features an external double glazed door and a further door to the hallway.

Hallway

Incorporating a stairwell to the first floor with an understairs cupboard and an open aspect to the lounge through dining room.

Lounge / Dining Room 24'8" x 12'1" (7.54m x 3.70m)

The impressively proportioned reception room features a double glazed window to the front of the property, two radiators and double glazed patio doors to the rear gardens. The eye catching open plan nature of the room will be of particular interest to families with an open aspect to both the kitchen and the hallway.

Kitchen 10'9" x 6'0" (3.29m x 1.85m)

Nestled towards the rear of the home the kitchen provides a wealth of both wall and floor cabinets finished in Oak colours and contrasting work surfaces which integrate a stainless steel sink and drainer unit complete with mixer tap fittings situated beneath a double glazed window offering views across the rear gardens. Additional attributes include a convenient breakfasting bar, plumbing for an automatic washing machine, a wall mounted gas boiler, an elevated double oven, space for a fridge freezer and a as hob.

Landing

Set at the top of the stairwell from the hallway, the landing offers a double glazed window to the side of the property, loft access and doors to the two bedrooms and bathroom respectfully.

Master Bedroom 15'2" x 8'6" (4.64m x 2.61m)

Located at the front of the home the master bedroom features two double glazed windows, a radiator and a useful storage cupboard.

Second Bedroom 10'4" x 10'0" (3.16m x 3.05m)

The second bedroom features a double glazed window offering elevated views across the rear gardens and a radiator.

Bathroom 7'3" x 6'2" (2.21m x 1.89m)

Situated adjacent to the second bedroom at the rear of the property, the bathroom features a panel bath with mixer tap fittings, a low level W/c and a pedestal hand wash basin. Accompaniments include a double glazed window, a radiator and partial wall tiling.

Outdoor Space

At the front of the property there is an enclosed fenced garden, whilst to the rear, the gardens have been paved for lower than average maintenance and feature a timber gate offering access to the side pedestrian walkway.

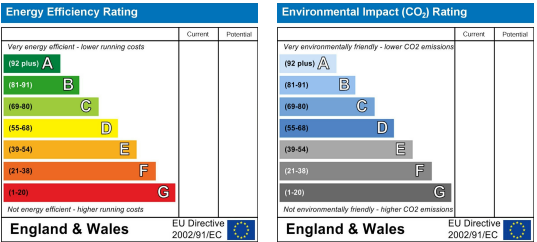
Area Map



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.