



HUNTERS®
HERE TO GET *you* THERE

8 Appleby Street, Bishop Auckland, DL14 6SG

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£55,000

Hunters Estate Agents are now in receipt of an offer for the sum of £52,500 for 8 Appleby Street, Bishop Auckland, DL14 6SG.

Anyone wishing to place an offer on the property should contact Hunters Estate Agents, 147-149 Newgate Street, Bishop Auckland, DL14 7EN, 01388 311582 before exchange of contracts.

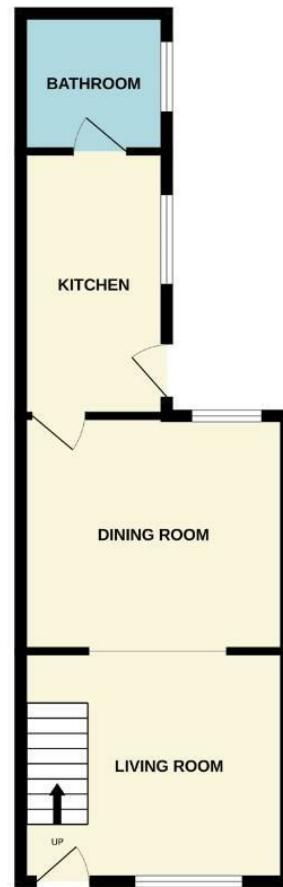
Three bedrooomed mid-terrace property offered to the market for sale with no onward chain. Perfect for first time buyers and investors alike, the property is situated on Appleby Street in South Church near Bishop Auckland. A range of amenities are available nearby including a local convenience store and primary school, whilst Bishop Auckland town centre allows for access to supermarkets, retail stores, popular high street shops, cafes, restaurants and further schools. There is a regular bus service through the village providing access to neighbouring towns as well as further afield including Darlington and Durham.

In brief, the property comprises; the living room, dining room, kitchen and bathroom to the ground floor, while the first floor consists of the three well-proportioned bedrooms. Externally, there is an enclosed yard to the rear of the property with on street parking available nearby and to the front, there is a large enclosed garden mainly laid to lawn.

All services/appliances have not and will not be tested.

Hunters Bishop Auckland 147-149 Newgate Street, Bishop Auckland, DL14 7EN | 01388 311582
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GROUND FLOOR



1ST FLOOR



Whilst every effort has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their condition or efficiency can be given.
Made with Metrolope e2000

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
EU Directive 2002/91/EC		
England & Wales		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
EU Directive 2002/91/EC		
England & Wales		

Living Room

13'6" x 9'6"

The living room is located to the front of the property with feature fire surround and window to the front overlooking the garden.

Dining Room

12'7" x 11'1"

The dining room offers space for a table and chairs with window overlooking the rear yard.

Kitchen

12'6" x 6'11"

The kitchen is fitted with a range of wall, base and drawer units, tiled splashbacks and sink/drainer. Space is available for free standing appliances.

Bathroom

6'11" x 6'6"

The bathroom is fitted with a panelled bath, WC and wash hand basin.

Master Bedroom

13'6" x 7'2"

The master bedroom offers space for a double bed and further furniture with window to the front elevation.

Bedroom Two

9'1" x 8'5"

The second bedroom is a small double room with window to the rear.

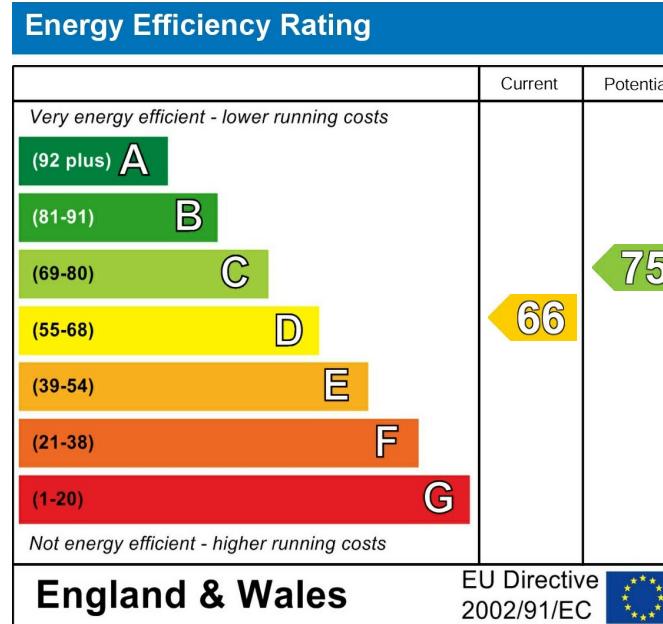
Bedroom Three

12'5" x 7'1"

Single bedroom with window to the rear.

External

Externally, there is an enclosed yard to the rear of the property with on street parking available nearby and to the front, there is a large enclosed garden mainly laid to lawn.



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 covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

