



Roberts  
Winning Estate Agents  
**TO LET**

48 Finchale View, West Rainton, Houghton Le Spring, DH4 6SD

£115,000



### Directions

### THE PROPERTY

Located within the desirable Finchale View in West Rainton, this modern three-bedroom semi-detached house. Offered to the market with the significant advantage of no onward chain. Upon arrival, you'll immediately appreciate the thoughtful design, with the front of the property being pedestrianised. The welcoming entrance leads into a well-proportioned living space to the rear, perfect for relaxation and entertaining. The heart of any home, the kitchen, is well-appointed and provides a practical space for culinary endeavours. Ascending to the first floor, you will find three generously sized bedrooms, each offering a comfortable retreat. The master bedroom is a true highlight, benefiting from its own en-suite shower room. The additional two bedrooms are versatile, suitable for children's rooms, a guest room, or even a dedicated home office, catering to a range of lifestyle needs. A well-appointed family bathroom serves the remaining bedrooms, featuring contemporary fixtures and fittings. To the rear, you will discover a double length driveway, providing ample off-street parking for multiple vehicles. Adjacent to this, the enclosed garden to the rear offers a private outdoor sanctuary. Finchale View is a well-regarded location within Houghton le Spring, offering a blend of peaceful residential living with convenient access to local amenities. Residents benefit from proximity to schools, shops, and leisure facilities, ensuring all daily needs are within easy reach. Excellent transport links connect to surrounding areas, making it an ideal base for commuters.

Property details provided by Kimmitt & Roberts  
EPC rating: C  
Council Tax Band: B  
Tenure: Freehold

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### SITUATION