



MICHAEL HODGSON

estate agents & chartered surveyors



DUDLEY AVENUE, SUNDERLAND £695 Per Month

TO LET - A 2 bedroom semi detached bungalow situated on Dudley Avenue in Fulwell providing convenient access to the Beach, Sea Front and is within walking distance of local shops, schools and other amenities. The well presented property benefits from gas central heating, double glazing with the generous and versatile living accommodation briefly comprises: Entrance Hall, Living Room, Sitting Room or 3rd Bedroom, Kitchen, Bathroom and 2 Bedrooms. Externally there is a front lawned garden and driveway whilst to the rear there is a lawned garden and patio area. The property is available unfurnished. No Pets

Semi Detached Bungalow	2 Bedrooms
2 Reception Rooms	Kitchen
Versatile Accommodation	Front & Rear Gardens
Unfurnished	EPC Rating: D



DUDLEY AVENUE, SUNDERLAND

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ENTRANCE HALL

Delft rack, loft access. coving to ceiling

LIVING ROOM

11'1" x 17'0" to bay

The living room has a double glazed bay window to the rear elevation, coving to ceiling, 2 radiators, up lighting

KITCHEN

13'3" x 6'8"

The kitchen is fitted with a comprehensive range of floor and wall units stainless steel sink and drainer with mixer tap, space for free standing fridge, free standing cooker, wall mounted gas central heating boiler, double glazed window, door to front, radiator, vaulted ceiling with 2 Velux style windows, plumbed for washer, double radiator

SITTING ROOM / 3RD BEDROOM

11'1" x 14'7" to bay

Double glazed bay window to front elevation, double radiator, coving to ceiling

BEDROOM 1

12'4" x 10'10"

Rear facing, double glazed window, radiator, fitted wardrobes

BEDROOM 2

10'4" x 8'9"

Front facing double glazed window, radiator, coving to ceiling

BATHROOM

White suite comprising low level wc, wash hand basin with mixer tap set on a vanity unit, bath with shower over, double glazed window, tiled walls

EXTERNAL

Externally there is a front lawned garden and driveway whilst to the rear there is a lawned garden and patio area.

M I C H A E L H O D G S O N

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