



MICHAEL HODGSON

estate agents & chartered surveyors

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NEWSTEAD SQUARE, SUNDERLAND £154,950

An exciting opportunity to purchase a superb 2 bed semi detached bungalow is likely to appeal to a variety of purchasers situated in a cul-de-sac position on Newstead Square in the sought after area of Mill Hill which is close to local amenities, Doxford Shopping Centre, Doxford International Business Park and road links to the A19 and Sunderland City Centre. The property briefly comprises of: Entrance Porch, Inner Hall, Living Room, Kitchen and 2 Bedrooms. Externally there is a front garden and driveway leading to the garage whilst to the rear there is a lovely garden having a paved area, stocked borders and an artificial grassed lawn. There is **NO ONWARD CHAIN INVOLVED**. Viewing is highly recommended to fully appreciate the home on offer.

Semi Detached Bungalow

2 Bedrooms

Living Room

Kitchen / Breakfast Room

Shower Room

Garage & Gardens

No Chain Involved

EPC Rating: D

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Entrance Porch

Double glazed window, leading to:

Inner Vestibule

Radiator, alarm control panel

Living Room

14'10" x 11'8"

The Living Room has a double glazed window to the front elevation, radiator, feature fireplace with gas fire

Inner Hall

two Storage cupboards and a storage cupboard with gas central heating boiler

Kitchen/Breakfast Room

12'2" x 8'6"

The Kitchen has a range of floor and wall units, tile splashbacks, stainless steel sink and drainer with mixer tap, oven, gas hob with extractor over, double radiator, plumbed for washing machine, double glazed door to the side garden

Shower Room

Modern white suite comprising high rise wc, wash hand basin with mixer tap set on a vanity unit, shower with Rainfall style showerhead and an additional shower attachment, double glazed window, chrome towel radiator

Bedroom One

10'7" x 11'9"

Double glazed window, radiator, mirror fronted fitted wardrobes

Bedroom Two

8'9" x 7'7"

Rear facing, radiator, recessed fitted wardrobe

External

Externally there is a front garden and driveway leading to the garage whilst to the rear there is a lovely garden having a paved area, stocked borders and an artificial grassed lawn

Garage

attached single garage.

FREE VALUATIONS

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

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