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CHATSWORTH STREET, SUNDERLAND £269,950

A neatly presented 4 bedroomed semi detached bungalow situated on Chatsworth Street in High Barnes which is a much sought after area offering convenient access to Sunderland city centre, local schools, amenities, Sunderland Hospital and University and the region beyond. The generous living accommodation is likely to appeal to a wide variety of purchase and briefly comprises of; Entrance Hall, Kitchen Living Room, Dining Room, Conservatory, Bedroom, Bathroom and 3 First Floor Bedrooms one with an En Suite. Externally there is a front garden and driveway providing off street parking leading to the garage whilst to the rear is a lawned garden with plants and bushes, patio area, gravelled area, garden pond, side gate and door to access the garage. Viewing of this superb home is highly recommended.

Semi Detached Bungalow	4 Bedrooms
Living Room & Dining Room	Bathroom & En Suite
Garage & Garden	Tax Band C
Freehold	EPC Rating D



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Entrance Hall

The Entrance Hall has a double glazed window, two radiators, two storage cupboards

Living Room

15'10" to bay x 13'6" max

The living room has a double glazed bay window, feature fire place with gas fire, radiator in bay, coving to ceiling

Dining Room

9'2" max x 15'6" max

Feature fire place with electric fire, radiator, coving to ceiling, double glazed sliding doors to:

Conservatory

11'6" x 8'10"

The conservatory has a range of double glazed window, radiator, double glazed French to rear garden

Kitchen

16'1" max x 8'8" max

The kitchen has a comprehensive range of wall and floor units, sink and drainer with mixer tap, integrated double oven, microwave, integrated fridge /freezer, plumbed for washer, integrated dishwasher, dryer, cupboard with wall mounted gas boiler, radiator, two double glazed windows, door to rear garden, electric hob with extractor over

Bedroom 4 Or Reception Room

13'2" x 13'3" max

Front facing, double glazed window, radiator, built in shelves and cupboards, double doors to access the Living Room.

Bathroom

Suite comprising low level WC, wash hand basin on vanity unit, corner shower, bath with mixer tap and shower attachment, two double glazed windows, chrome towel radiator

First Floor

Landing, loft access

Bedroom 1

14'9" max x 10'9" max

front facing, double glazed window, radiator, fitted wardrobes, T-fall roof in part

En Suite

White suite comprising low level WC, wash hand basin on storage unit, shower, T-Fall roof in part, radiator, double glazed window, recess spotlighting

Bedroom 2

11'10" max x 9'7" max

Double glazed window, velux style window and T-fall roof in part, radiator

Bedroom 3

6'0" max x 11'1" max

T-fall roof in part, velux style window, radiator, storage under the eaves

Externally

Externally there is a front garden and driveway providing off street parking leading to the garage whilst to the rear is a lawned garden with plants and bushes, patio area, gravelled area, garden pond, side gate and door to access the garage

Garage

Single garage

FREE VALUATIONS

We are pleased to offer a free valuation service for prospective purchasers considering a sale of their own property. We can advise you with regard to marketing, without obligation

MORTGAGE ADVICE

Mortgages can be arranged via our Financial Advisers subject to

status. Your home may be repossessed if you do not keep up repayments on your mortgage.

TENURE

We are advised by the Vendors that the property is Freehold. Any prospective purchaser should clarify this with their Solicitor

COUNCIL TAX

The Council Tax Band is Band C

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

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