



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

estate agents & chartered surveyors



KITCHENER STREET, SUNDERLAND £695 Per Month

This well presented 2 bed cottage situated on Kitchener Street in High Barnes that must be viewed to be appreciated . The property benefits from contemporary decor and the internal accommodation briefly comprises of: Entrance Vestibule, Inner Hall, Living Room, Kitchen, Bathroom, Rear Porch and 1 Bedroom and to the First Floor, Landing and Bedroom 2. Externally there is a rear yard accessed via a roller shutter. Kitchener Street boasts a superb location providing easy access to Barnes Park, Chester Road, shops, schools and amenities. Viewing is highly recommended to appreciate the property on offer.

EPC Rating E



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Entrance Vestibule

Leading to the inner hall.

Inner Hall

Radiator, storage cupboard.

Bedroom 1

14'1" x 12'4"

Front facing, double glazed window, radiator, laminate floor.

Living Room

14'7" max x 14'3" max

The living room has two Double glazed windows, radiator, storage cupboard with wall mounted gas central heating boiler.

Kitchen

6'5" x 7'6"

The kitchen has a range of floor floor and wall units, electric oven, gas hob with extractor over, tiled floor, stainless steel sink and drainer with mixer tap.

Rear Porch

Double glazed window and double glazed patio door leading to the rear yard.

Bathroom

White suite comprising of a low level WC, pedestal basin with mixer tap, bath with mixer tap and shower attachment, double glazed window, radiator, extractor.

First Floor

Landing, velux style window.

Bedroom 2

Velux style window, radiator, t-fall roof in part.

Externally

Externally there is a rear yard accessed via an electric roller shutter.

The Council Tax Band is Band A

COUNCIL TAX

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