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estate agents & chartered surveyors

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WILLOW GREEN, SUNDERLAND

£850

We welcome to the market this Second Floor 2 bedroom apartment that available To Let situated in the much sought after Willow Green development in Ashbrooke over looking Ashbrooke Sports Ground and being close to Backhouse Park, local amenities, schools and approximately 1 mile to Sunderland City Centre. The property itself offers spacious living accommodation briefly comprising of: Entrance Hall, Living Room with outside terrace / balcony, Kitchen/ Dining Room, 2 Bedrooms, Jack and Jill Style Bathroom & En Suite to Bedroom 1. Externally there is a secure courtyard parking and communal gardens. Viewing of this apartment is recommended to appreciate the property and location on offer.

Apartment	Second Floor
2 Bedrooms	Living Room
Kitchen / Dining Room	Part Furnished
Allocated Parking Space	EPC Rating: C



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Entrance Hall

Radiator, 2 storage cupboards, one with wall mounted gas central heating boiler.

Living Room

15'9" max x 16'4" max

The living room has 2 radiators, telephone entry system, double glazed french doors opening to a private balcony overlooking Ashbrooke sports ground.

Kitchen/Dining Room

18'6" max x 10'8" max

The kitchen/dining room has a range of double glazed windows and an additional double glazed windows, radiator.

The kitchen has a range of floor and wall units, granite worktops with matching splashback, electric oven, gas hob with extractor over, integrated fridge freezer, washing machine and dishwasher, recessed spot lighting over the kitchen area, tiled floor to the kitchen area.

Bedroom 1

Double glazed window, radiator, walk in wardrobe area.

En Suite

White suite comprising of a low level WC, wash hand basin sat on a vanity unit, shower cubicle with tiled splashback, chrome towel radiator, extractor.

Bedroom 2

11'6" max x 15'7" max

Double glazed window, radiator, loft access.

Bathroom

Jack and Jill style bathroom accessed from bedroom 2 and the entrance hall having a white suite comprising of a low level WC and wash hand basin sat on a vanity unit, chrome towel radiator, bath with tiled splashback, tiled floor, recessed spot lighting, extractor.

Parking

One allocated parking space set within a gated courtyard.

COUNCIL TAX

The Council Tax Band is Band D.

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

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