



MICHAEL HODGSON

estate agents & chartered surveyors

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WOODSIDE, SUNDERLAND £795 Per Month

This 2 bed second floor flat must be viewed to be fully appreciated boasting generous living space briefly comprising of: Communal Entrance Hall, Entrance Vestibule with stairs up to the Landing, 2 Bedrooms, Living Room, Kitchen, Bathroom. Externally there are communal gardens and courtyard parking. The property is situated on a private road in Ashbrooke on Woodside which is within walking distance of the City Centre and local shops, schools and amenities. The property is available immediately and should be viewed to be fully appreciated.

Flat
2 Bedrooms
Kitchen
Viewing Advised

Second Floor
Living Room
Communal Gardens
EPC Rating: C



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Entrance Hall

Stairs to the upper floor, radiator.

Bathroom

Suite comprising of a low level WC, pedestal basin with mixer tap, radiator, bath with mixer tap and tiled splashback, double glazed window, cupboard with wall mounted gas central heated boiler, ornate feature fire.

Landing / Inner Hall

Radiator.

Living Room

21'10" max x 16'8" max

The living room has a double glazed bay window, radiator.

Kitchen

14'2" x 6'10"

The kitchen has a range of floor and wall units, stainless steel sink and drainer with mixer tap, radiator, Velux style windows, electric oven, gas hob, integrated fridge, freezer.

Bedroom 1

18'6" x 10'9"

Rear facing, double glazed window, radiator, ornate feature fire.

Bedroom 2

9'1" x 14'6"

Radiator, Velux style window.

Externally / Parking

Externally there are communal gardens and courtyard parking.

COUNCIL TAX

The Council Tax Band is Band A.

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

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