

Woodland View

Shildon, DL4 2LP



Offers in Excess of £99,950

- Two Bedroomed Semi Property
- UPVC double glazed and gas centrally heated
- Driveway and rear Garden
- Modern Kitchen
- Sold with a sit in tenant
- Ideal Investment Opportunity

These particulars should not be relied on as statement of representation and fact and do not form nor constitute any part of an offer or contract of sale. Measurements are approximate only. Intending purchases must satisfy themselves by inspection or otherwise as correctness of these particulars. The vendor does not give and neither FJ Estates nor any person employed as an agent for FJ Estates, has any authority to make or give any representative or warranty what so ever whether verbally or otherwise in relation to this property.

FJ Estates are delighted to offer for sale this well presented two bed roomed semi detached property located in a quiet cul de sac in Shildon. Benefitting from upvc double glazing and gas central heating. In brief the property comprises of Entrance Reception Hall, leading to a good sized Lounge/Diner, Kitchen and a Ground Floor/WC. To the first floor there are two good sized bedrooms and Shower Room/WC. Externally to the front of the property driveway parking, whilst to the rear an enclosed garden. This property is being sold with a sit in tenant which makes this an ideal investment opportunity.



PROPERTY PARTICULARS

Entrance Reception Hall

With entry door to the front elevation and stairs case leading up to the first floor accommodation.

Lounge/Diner 13' 11" x 12' 7" x 6' 3" (4.24m x 3.83m x 1.90m)
L- Shaped Lounge/Diner with patio doors and window to the rear elevation.

Kitchen 9' 9" x 6' 3" (2.97m x 1.90m)

With upvc double glazed window to the front elevation, fitted with a range of wall and floor mounted units, contrasting laminated working surfaces, stainless steel sink unit, integrated oven, hob and concealed extractor.

Cloakroom/wc

With low level wc and wash hand basin

First Floor Landing

With access to loft space and all first floor rooms

Bedroom One 12' 7" x 11' 5" (3.83m x 3.48m) Maximum Measurements

With upvc double glazed window to the front elevation.

Bedroom Two 12' 6" x 6' 5" (3.81m x 1.95m)

With upvc double glazed window to the rear elevation.

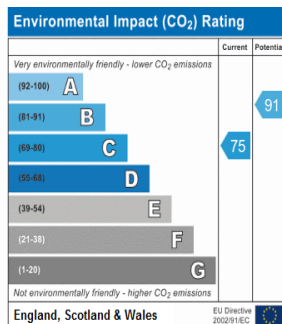
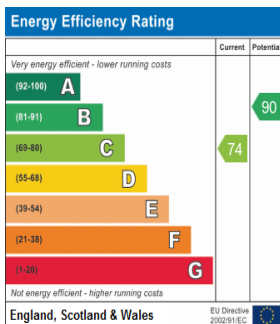


Bathroom/wc

With upvc double glazed window to the rear elevation, white suite comprising of panelled bath, with electric shower over, pedestal wash hand basin and low level wc.

Externally

To the front of the property there is a driveway parking and garden laid to lawn, whilst to the rear an enclosed garden with paved patio.



Scan QR using your mobile phone for further details or request a viewing

The measurements provided within these details are for guidance purposes only. It should be noted that services, fixtures, heating, gas and electrical systems mentioned within these details have not been tested by FJ Estates. If in doubt, purchasers should seek professional advice to ensure satisfaction. These particulars including photography were prepared by FJ Estates in accordance with the Sellers instruction.

