

Peter Clark

Property Services Ltd.



25 West Street, Ferryhill, DL17 8JZ

£49,950

We are pleased to offer to the market this three bedroom mid-terraced property in Ferryhill close to local schools and shops and within walking distance of the Town Centre. The property benefits from gas central heating, double glazing, fitted kitchen, white family bathroom suite and enclosed rear courtyard.

Would appeal to both the first time buyer and investor market.

Ground Floor

Entrance Hall

Has UPVC entrance door.

Lounge 12'5 x 13'6 (3.78m x 4.11m)



Has coved ceiling, laminate flooring, central heating radiator and wall mounted electric fire.

Kitchen 13'9 x 12'3 (4.19m x 3.73m)



Has a range of fitted wall and base units, laminate work surfaces, inset stainless steel sink unit with mixer tap, built in electric oven and hob with stainless steel extractor canopy, tiled splash backs, central heating radiator and wall mounted combination gas boiler.

Utility Room 7'7 x 7'2 (2.31m x 2.18m)

Has laminate work surfaces, central heating radiator and UPVC entrance door.

First Floor

Bedroom 1 12'4 x 9'10 (3.76m x 3.00m)



Has central heating radiator.

Bedroom 2 11'2 x 7'3 (3.40m x 2.21m)



Has central heating radiator.

Bedroom 3 6'10 x 9'3 (2.08m x 2.82m)



Has central heating radiator.

Bathroom



Has white suite comprising: panel bath, WC, hand wash basin and central heating radiator.

Exterior

Has forecourt and enclosed rear courtyard.

Disclaimer

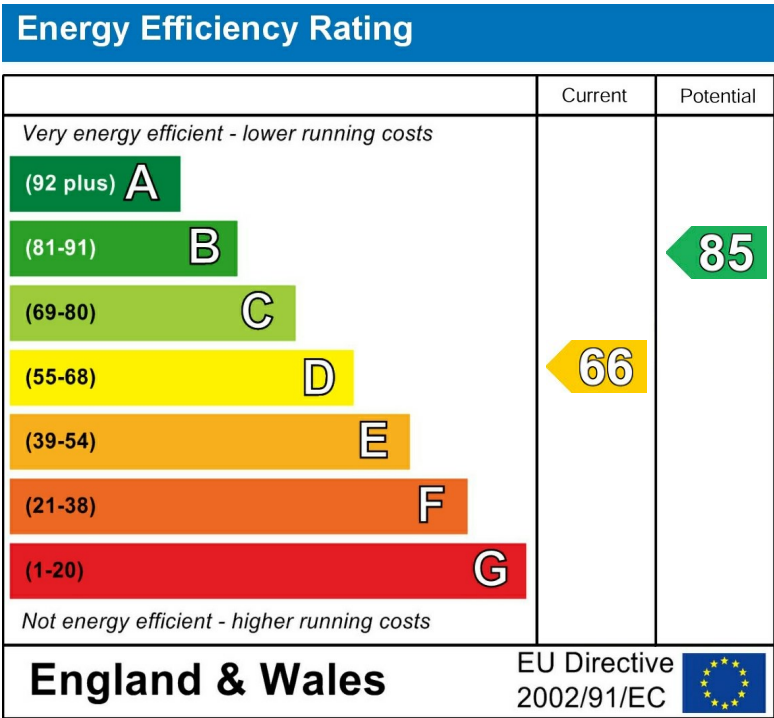
N.B. WE HAVE NOT TESTED ANY APPLIANCES OR SYSTEMS AT THE PROPERTY. IF IN DOUBT,

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Area Map



Energy Efficiency Graph



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