



**6 Faraday Street, Ferryhill, DL17 8PE**

**£50,000**

Ideal for the investor market this three bedroom terraced house is located close to all amenities and has gas central heating, double glazing, a lounge with multi fuel stove, modern fitted kitchen / dining room, utility area and a modern white bathroom / WC. Available with no upward chain we would recommend an early viewing.

## Ground Floor

### Entrance Vestibule

Has UPVC entrance door.

### Lounge 14' x 12'9 (4.27m x 3.89m)

Has multi fuel stove and central heating radiator.

### Kitchen/ Dining Room 16'1 x 10'7 (4.90m x 3.23m)

Has good range of base units, laminate work surfaces, inset sink unit, built in electric oven and hob, plumbing for auto washer and central heating radiator. wall mounted gas boiler (at time of inspection the gas meter had been removed)

### Utility 9' x 6'11 (2.74m x 2.11m)

Has UPVC entrance door and central heating radiator.

### Bathroom/ WC

has white suite comprising paneled bath, pedestal wash basin and WC central heating radiator.

## First Floor

### Bedroom 1 11'6 x 10'2 (3.51m x 3.10m)

Has central heating radiator.

### Bedroom 2 14'7 x 7'5 (4.45m x 2.26m)

has central heating radiator

### Bedroom 3 8'5 x 8'4 (2.57m x 2.54m)

Has central heating radiator

### Outside

Enclosed rear courtyard.

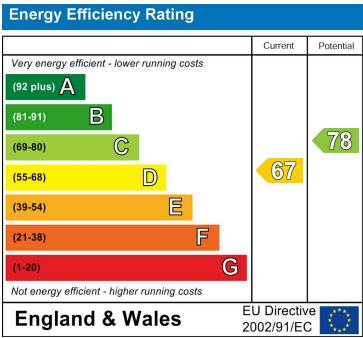
Floor Plan



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.