



3 bed end of terrace house to buy in SR8

Polden Close, Peterlee, Durham, SR8 2LQ

£75,000

 x 3  x 1  x 2

Tenure

Freehold

Property features

- ✓ Three-bedroom end-terrace home
- ✓ Central Peterlee Location
- ✓ Well maintained throughout
- ✓ Private rear garden
- ✓ EPC Rating D

Allocated parking

Garden

Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: D
- ✓ Heating supply: Ducted Air
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water

Description

Charming Three-Bedroom End-Terrace Home in a Prime Peterlee Location

Now on the market, this charming three-bedroom end-terrace home is superbly located in the heart of Peterlee. Blending contemporary touches with traditional features, the property offers a comfortable and welcoming living environment ideal for families, professionals, and investors alike.

Upon entering, you are greeted by a generously sized reception room, perfect for both entertaining guests and relaxing with family. The space comfortably accommodates a large dining table or additional seating area, providing excellent flexibility. The ground floor also features a well-equipped fitted kitchen, offering ample storage and workspace.

Upstairs, the property boasts three well-proportioned and light-filled bedrooms, each offering plenty of storage and versatility—ideal for a growing family, home office, or hobby space.

The modern, fully fitted bathroom has been maintained to a high standard and benefits from both bath and shower facilities.

Further advantages include plentiful storage throughout the home and a generous private rear garden, perfect for gardening, outdoor dining, or summer barbecues.

Situated in a popular and well-connected area of Peterlee, the property enjoys easy access to local shops, transport links, and amenities. The town offers a vibrant community atmosphere.

This attractive end-terrace home also represents a strong investment opportunity, with a potential rental income of approximately £700 per calendar month, making it ideal for buy-to-let investors as well as owner-occupiers.

This delightful property perfectly encapsulates easy living within a friendly, neighbourly community. Early viewing is highly recommended.

For further information or to arrange a viewing, please contact Pattinson Estate Agents.

Council Tax Band: A

Tenure: Freehold

Price: £75,000

Property Type: End of terrace house

USPs: Garden, Chain free

Parking: Allocated

Heating: Ducted Air

Electric: National Grid

Water: Direct mains water

External Front



Entrance Hallway



Kitchen

3.47m x 2.10m (11'4" x 6'10")



Dining Area

3.13m x 2.50m (10'3" x 8'2")



Lounge

3.59m x 3.27m (11'9" x 10'8")



1ST FLOOR:

Landing



Bedroom One

3.59m x 2.57m (11'9" x 8'5")



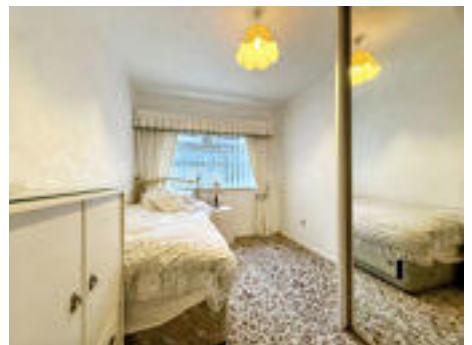
Bedroom Three

3.01m x 1.80m (9'10" x 5'10")



Bedroom Two

3.67m x 2.50m (12'0" x 8'2")

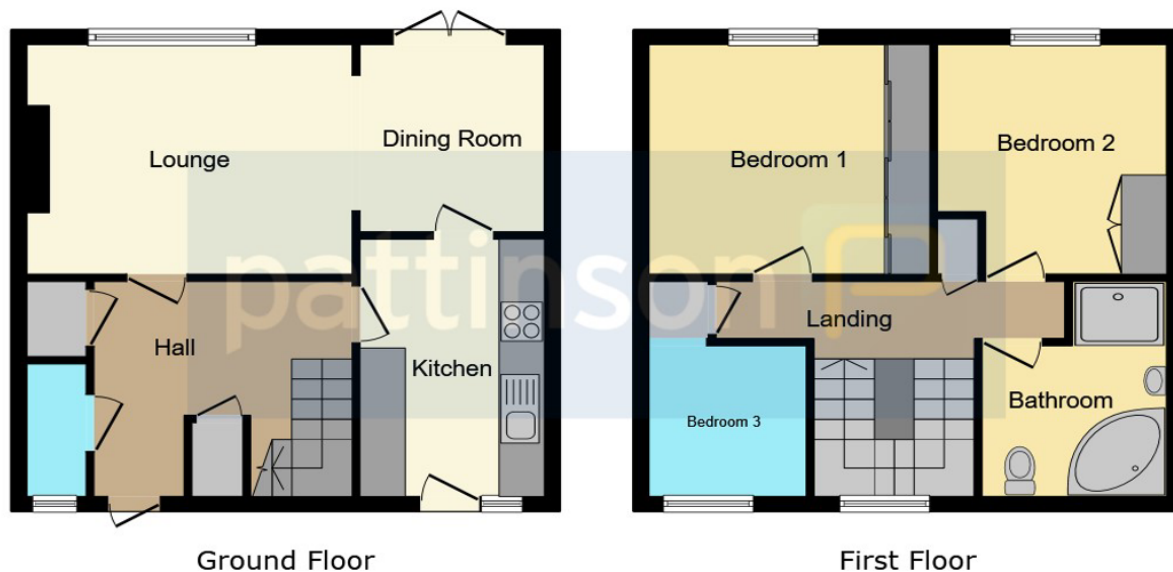


Family Bathroom



External Rear





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Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92-100) A			
(81-91) B			
(69-80) C			73
(55-68) D		63	
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England, Scotland & Wales		EU Directive 2002/91/EC	

Polden Close, Peterlee, Durham, SR8 2LQ

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TBC<http://www.norfolkpropertyauctions.com>

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