



18 Hawthorne Road

, Ferryhill, DL17 8DP

Offers in the region of £105,000

A LARGER STYLE THREE BEDROOM SEMI DETACHED PROPERTY LOCATED ON THIS QUIET ROAD LOCATED CENTRALLY WITHIN FERRYHILL, SET BACK FROM DURHAM ROAD.

THE PROPERTY IS CURRENTLY TENANTED AT A RENT OF £8,400 PER ANNUM, BASED ON A £700 MONTHLY RENT. THE TENANTS ARE WORKING, AND KEEP THE PROPERTY TO A GOOD STANDARD INTERNALLY AND IDEALLY WISH TO STAY.

THE PROPERTY IN BRIEF OFFERS A SPACIOUS LOUNGE, A WELL SIZED DINING KITCHEN, AND A CONSERVATORY. THEN TO THE FIRST FLOOR ARE THREE BEDROOMS, A FAMILY BATHROOM AND A LOFT LADDER ACCESSED BOARDED OUT LOFT ROOM. THE PROPERTY ALSO OFFERS OFF STREET PARKING TO THE FRONT WHICH OFFERS SPACE FOR PARKING AND A AREA OF LAWN.

TO THE REAR IS A WELL SIZED LAWNED GARDEN WITH A RAISED AREA OF DECKING FOR EXTERNAL ENTERTAINING AND ENJOYING THE SUMMER MONTHS.

- AN 8% GROSS YIELD AT ASKING PRICE
- UPVC DOUBLE GLAZING
- GAS CENTRAL HEATING COURTESY OF A COMBI BOILER

Viewing

Please contact our Progression Property Office on 01642 063352 if you wish to arrange a viewing appointment for this property or require further information.



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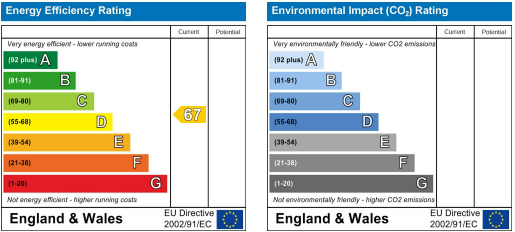
Floor Plan



Area Map



Energy Efficiency Graph



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