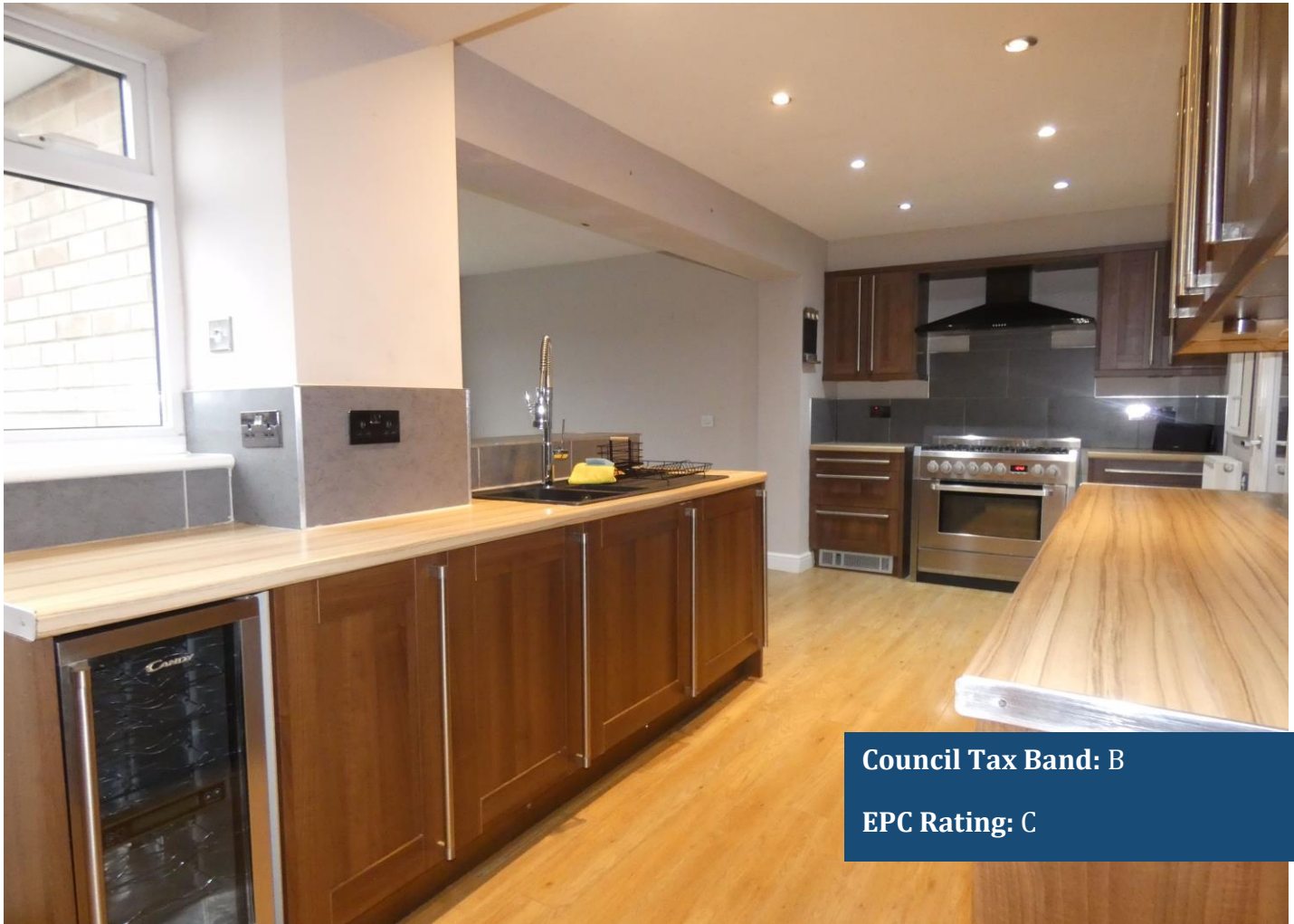


KAN MOVE

Estate Agents

4 bed Semi Detached House for sale - £189,950

Tangmere - Spennymoor



Council Tax Band: B

EPC Rating: C

SOLD WITH NO ONWARD CHAIN Situated within the Popular location of the residential GREENWAYS ESTATE, TANGMERE is with walking distance to the town centre of SPENNYMOOR, This well presented extended spacious four bedroom semi detached house compromises of lounge with media wall and open staircase, extended L Shape kitchen/diner, the Garage has been divided into two offering a separate utility room and storage space to the front with up and over door, modern first floor shower room, the property is double glazed and benefits from gas fired central heating system, externally is a gravelled front garden with



SCAN FOR DETAILS

1 Bathrooms

4 Beds

- FOUR BEDROOM EXTENDED SEMI-DETACHED HOUSE
- POPULAR GREENWAYS ESTATE
- EXTENDED L-SHAPE KITCHEN/DINER
- FIRST FLOOR SHOWER ROOM
- GAS FIRED CENTRAL HEATING
- GARDEN TO REAR WITH PATIO AREA

Entrance Porch

Composite entrance door, UPVC Double glazed window to side.

Lounge 16' 0" x 14' 0" (4.87m x 4.26m) including stairs

UPVC Double glazed bow window to front, media wall with electric fire, Two column radiators, open plan stairs to first floor.

Extended Kitchen/Diner 22' 0" x 20' 0" (6.70m x 6.09m) narrowing to 12' 0" (L Shaped)

Open plan Kitchen with Reception room/Dining room with UPVC double glazed window to rear, matching wall and base units with drawers, spot lights to ceiling, One 1/2 bowl sink unit with Jet spray mixer tap, integrated dishwasher, wine cooler, Stainless Steel AEG six ring Freestanding gas cooker, extractor hood. Upvc double glazed door and window to the rear.

Utility room

The Garage has been split into two offering a separate utility room with Plumbing for washing machine, wall mounted heated radiator.

Landing

Spot lights, loft access

Bedroom One 10' 0" plus fitted sliding wardrobes x 14' 0" (3.05m x 4.26m) into alcove with door to storage cupboard

Two UPVC double glazed windows to front, wall mounted column radiator, Sliding door fitted wardrobes.

Bedroom Two 8' 0" x 11' 0" (2.44m x 3.35m)

UPVC Double glazed window to rear, fitted wardrobe/storage cupboard

Bedroom Three 7' 0" x 13' 0" (2.13m x 3.96m)

UPVC Double glazed window to front, laminate flooring

Bedroom Four 7' 0" x 11' 0" (2.13m x 3.35m) into Alcove

UPVC Double glazed window to rear.

Shower Room

UPVC Double glazed window to rear, wall mounted vanity unit with drawers and wash hand basin, double shower cubicle with electric control pad, shower off the mains, part tiled walls, wall mounted chrome heated radiator, back to wall W/C.

Externally

Gravelled garden to the front with of street parking, enclosed garden with patio area.

Garage

The garage has been divided into two, offering storage space to the front with an up and over door, and a separate utility room into the kitchen.



These details are for guidance only and complete accuracy cannot be guaranteed. If there is at any point, which is of particular importance, verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs are NOT necessarily included. Interested Parties are advised to check availability and make an appointment to view before travelling to see a property.

Energy Efficiency Rating

Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C	70 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

