



**West Farm Court, Broompark, DH7 7RN**  
**2 Bed - Bungalow - Detached**  
**£895 Per Calendar Month**

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\*\* RARELY AVAILABLE \*\* EXTREMELY PLEASANT POSITION \*\* POPULAR VILLAGE LOCATION \*\* CLOSE TO DURHAM CITY \*\* CUL DE SAC \*\* CONSERVATORY \*\* LARGE OFFICE / FAMILY ROOM EXTENSION AT REAR OF GARAGE \*\* SEVERAL RECEPTION ROOMS \*\*

We offer to the market this well presented 2 BEDROOM BEDROOMED DETACHED BUNGALOW (available furnished or unfurnished), occupying an extremely pleasant position in the popular village of Broompark and is situated in a cul de sac.

West Farm Court is a small well planned development of detached executive houses and bungalows situated on the outskirts of Broompark and has easy access to Durham City centre where there is a comprehensive range of shopping, recreational facilities and amenities available. Benefits include gas central heating and double glazing and the property has a floor plan which briefly comprises: entrance lobby, hallway, lounge/dining room, conservatory, kitchen, two bedrooms (master with WC en-suite), dining area / 3rd bedroom, and a re-fitted shower room. There is a garage (only one of the two double garages are available) which has an additional shower room, and to the rear is a large office workspace / additional reception with log burning stove.

Externally the property occupies a lovely position with well maintained gardens and driveway to the front and rear. There is also a recently constructed decked patio.

Specifications: Professionals Only and Pets are considered.

Required Earnings: Tenant Income £ 26,850.00 Guarantor Income £ 32,220.00



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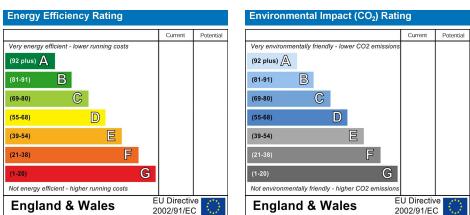
Surveys and EPCs

Property Auctions

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Strategic Marketing Plan

Dedicated Property Manager



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1 Old Elvet  
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T: 0191 386 2777 (Sales)  
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E: info@robinsonsdurham.co.uk

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E: admin@robinsonslettings.co.uk

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Royal Corner  
DL15 9UA

T: 01388 763477

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TS21 2AU

T: 01740 621777

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T: 01642 762944

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