



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

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SALES • LETTINGS • AUCTIONS • SURVEYS

**** 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



OUR SERVICES

Mortgage Advice

Conveyancing

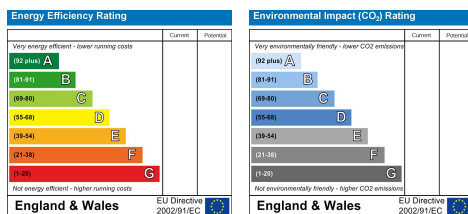
Surveys and EPCs

Property Auctions

Lettings and Management

Strategic Marketing Plan

Dedicated Property Manager



DURHAM SALES & LETTINGS OFFICE

DURHAM CITY

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Every care has been taken with the preparation of these particulars, but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance please ask or professional verification should be sought. All dimensions are approximate. The mention of fixtures, fittings &/or appliances does not imply they are in full efficient working order. Photographs are provided for general information and it cannot be inferred that any item shown is included in the sale. These particulars do not constitute a contract or part of a contract.

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