



Brookside, Witton Gilbert, DH7 6RS
2 Bed - Bungalow - Detached
£650 Per Calendar Month

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This well presented two bedroom detached bungalow has modern kitchen and shower room and sun room extension to the rear. The property is warmed by gas central heating and has UPVC double glazed windows. The floor plan comprises; entrance porch, hallway, lounge/dining room, stunning kitchen, sun room extension, shower room and two bedrooms. Outside the property has gardens to front and rear and driveway and garage.

The property is located in a pleasant residential housing estate in Witton Gilbert and is within close proximity to Durham City centre. Contact Robinsons for further information.

Specifications: Professionals Only, No Pets, Non Smokers

Required Earnings: Tenant Income - £19,500 Guarantor Income (If Required) - £23,400



OUR SERVICES

Mortgage Advice

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Surveys and EPCs

Property Auctions

Lettings and Management

Strategic Marketing Plan

Dedicated Property Manager

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs	(93-100) A		
	(85-92) B		
	(79-84) C		
	(73-78) D		
	(69-72) E		
	(65-68) F		
	(61-64) G		
Not energy efficient - higher running costs	(1-60)		

England & Wales EU Directive 2002/91/EC

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions	(92-100) A		
	(81-91) B		
	(69-80) C		
	(55-68) D		
	(39-54) E		
	(21-38) F		
	(11-20) G		
Not environmentally friendly - higher CO ₂ emissions			

England & Wales EU Directive 2002/91/EC

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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.

Robinsons can recommend financial services, surveying and conveyancing services to sellers and buyers. Robinsons staff may benefit from referral incentives relating to these services.



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