



MICHAEL HODGSON

estate agents & chartered surveyors



BRIGHT STREET, SUNDERLAND

£550 Per Month

An immaculately presented 2 bedroomed cottage situated on Bright Street in Roker boasting a superb location offering easy access to local shops, schools and amenities as well as transport links to the city centre of Sunderland. The property benefits from contemporary decor, double glazing, gas central heating and briefly comprises of: Entrance Hall, Living Room, Kitchen / Breakfast Room, Bathroom and 2 Bedrooms. Externally there is a rear yard with decking area accessed via an electric roller shutter for off street parking. Viewing of this lovely home is highly recommended. Sorry NO PETS.

To Let

2 Bedrooms

Kitchen / Breakfast Room

Viewing Essential

Cottage

Living Room

Off Street Parking

Epc Energy Rating:D



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ENTRANCE VESTIBULE

Leading to

INNER HALL

Radiator, laminate floor, coving to ceiling, recessed spot lighting

BEDROOM

15'9" x 14'10" to bay

Front facing, double glazed bay window, coving to ceiling, recessed spot lighting, double radiator

BEDROOM

Rear facing, double glazed window, radiator, coving to ceiling, recessed spot lighting

LIVING ROOM

13'5" x 14'1"

Double glazed window, radiator, coving to ceiling, recessed spot lighting, laminate floor, feature fireplace with gas fire

KITCHEN / BREAKFAST ROOM

8'4" x 17'11"

The kitchen is fitted with a comprehensive range of floor and wall units, tiled splashback's, double glazed window, electric oven, electric hob, glass display cabinets, tiled floor, breakfast bar, coving to ceiling, recessed spot lighting, integrated fridge freezer, stainless steel sink and drainer with mixer tap, plumbed for washing machine, door to yard

BATHROOM

Suite comprising low level wc, pedestal wash hand basin with mixer tap, bath, part tiled walls, tiles floor, coving to ceiling recessed spot lighting double glazed window, shower with tile surround

EXTERNALLY

Externally there is a rear yard with decking area accessed via an electric roller shutter for off street parking.

FLOOR PLAN

M I C H A E L H O D G S O N

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