



MICHAEL HODGSON

estate agents & chartered surveyors



CLEADON LANE, SUNDERLAND

£1,750 Per Month

This fabulous family home is situated in one of the most sort after villages in the area. The home backs on to open fields and has distance views to the sea. This 5 bedroom house has been designed and decorated to very high standards and this is reflected throughout the entire property. Briefly comprising of Entrance Vestibule, Inner Hall, WC / Cloaks, Living Room, Kitchen/ Breakfast Room, Garden Room, Dining Room, 3 First Floor Bedrooms, Family Bathroom, En Suite, Study and 2 Second Floor Bedrooms. Externally to the front of the property is a large paved court yard and has a detached double garage. To the rear is a large garden having a spacious patio area with raised wall to lawn area, security light, mature garden with well stocked borders, decking area and a pond with feature lighting. Viewing of this charming family home is highly recommended to fully appreciate the space, home and location on offer.

Detached House

5 Bedrooms

3 Reception Rooms

2 Bathrooms

Stunning Gardens

Double Garage

Unfurnished

EPC Rating: C



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ENTRANCE VESTIBULE

Amtico Flooring, double glazed door and radiator.

INNER HALL

Amtico flooring and radiator with cover.

WC/CLOAKS

Suite comprising of a low level wc, double glazed window, radiator, wash hand basin, partially tiled walls, amtico flooring.

LIVING ROOM

12'7" x 21'5"

Wood strip flooring, two double radiators with cover, brick fireplace with inset gas stove fire and tiled hearth, two double glazed windows, double glazed french doors to garden, recessed spot lighting.

KITCHEN/BREAKFAST ROOM

23'3" x 21'5"

L shaped room with a comprehensive range of floor and wall, granite worktops, Belfast sink, integrated dishwasher, double professional range cooker, three rings and 2 ovens, integrated washer/dryer, american style fridge/freezer, concealed wall mounted gas central heating boiler, door to garden, breakfast bar with granite tops, full wall of storage cupboards and recessed spot lighting.

GARDEN ROOM

21'8" x 9'1"

Four double glazed windows, three electric velux windows, radiator with cover, french door to garden, alarm control panel, recessed spot lighting.

DINING ROOM

10'4" x 11'11"

Amtico flooring, recessed pot lighting, coving, radiator with cover, coving, french doors to hall.

FIRST FLOOR

Landing, recessed spot lighting, double glazed window, radiator.

MASTER BEDROOM

13'11" x 13'8"

Front facing master bedroom having 2 double glazed window, full recessed fitted wardrobes, side tables and storage cupboards, recessed spot lighting, radiator with cover.

EN SUITE

Low level wc, shower, low level wc, wash hand basin in vanity unit, bath with shower attachment and jets, two double glazed windows, radiator.

BEDROOM 2

11'3" x 16'2"

Front facing bedroom with a range of fitted wardrobes, radiator, two double glazed windows, recessed spot lighting.

BEDROOM 3

12'3" x 12'10"

Rear facing bedroom with two double glazed windows, a range of fitted wardrobes, radiator and coving.

FAMILY BATHROOM

Low level WC, pedestal basin, bath, shower, fully tiled walls and floor, double glazed window, extractor and vanity unit.

STUDY

7'1" x 10'2"

Range of storage cupboards, double glazed window, radiator and stairs to;

SECOND FLOOR

Landing

BEDROOM 4

22'0" x 9'9"

Double glazed window, recessed spot lighting and radiator, fitted wardrobes.

BEDROOM 5

9'8" x 18'4"

Range of fitted wardrobes and radiator.

EXTERNALLY

Externally to the front of the property is a large paved court yard and has a detached double garage. To the rear is a large garden having a spacious patio area with raised wall to lawn area, security light, mature garden with well stocked borders, decking area and a pond with feature lighting.

FREE VALUATIONS

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

estate agents & chartered surveyors

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