Bedale Crescent

Town End Farm
Sunderland
SR5 4EW









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Bedale Crescent

£139,950

INTRODUCTION
A spacious and well-presented three bedroom mid-link home, ideally suited to first-time buyers, couples and families. The accommodation includes an impressive 18ft lounge with contemporary feature wall and glass-balustrade staircase, together with a generous recently updated dining kitchen featuring an excellent range of integrated appliances. Upstairs are two double bedrooms, a comfortable single bedroom with fitted wardrobes and a modern family bathroom. Outside, the property enjoys low-maintenance gardens with sunny aspects, including paved and raised decked seating areas to the rear. Conveniently placed for local amenities and commuter connections, this attractive home offers generous accommodation and great value.

ENTRANCE PORCH
Front facing white uPVC double-glazed windows with privacy glass and an internal door leading into the lounge.

LOUNGE
Measurements taken at widest points and into bay.
An impressive reception room with laminate wood-effect flooring and a feature wall incorporating acoustic panelling, electrical sockets and fittings for a wall-mounted flat-screen television. Further features include a white uPVC double-glazed front-facing bay window, wall-mounted electric fire, large double radiator and a refurbished staircase with glass balustrade rising to the first floor. Door leading to the kitchen.

DINING KITCHEN
A spacious, recently updated kitchen with laminate wood-effect flooring and an extensive range of wall and floor units in a light grey high-gloss finish, complemented by laminate work surfaces. Integrated appliances include an electric oven, five-ring gas hob with feature glass-and-chimney extractor, under-bench freezer, washing machine and dishwasher. There are also two tall larder cupboards and space for an American-style fridge freezer. A white uPVC double-glazed rear door with integral blinds opens to the garden.

FIRST FLOOR LANDING
Doors provide access to three bedrooms and the family bathroom.

FAMILY BATHROOM
Finished with tiled flooring and ceramic wall tiling, the bathroom is fitted with a white suite comprising a low-level WC, wash basin set within a vanity unit with chrome tap, and panelled bath with glass shower screen. The bath has chrome taps with a shower attachment, together with a separate thermostatic shower supplied from the main hot-water system. Additional features include a chrome ladder-style radiator, uPVC-clad ceiling and a white uPVC double-glazed rear-facing window with privacy glass.

BEDROOM 1
A good-sized double bedroom with carpet flooring, radiator and two white uPVC double-glazed rear-facing windows overlooking the garden.

BEDROOM 2
A double bedroom with carpet flooring, radiator and a white uPVC double-glazed front-facing window.

BEDROOM 3
Approx. including wardrobes.
A comfortable single bedroom with vinyl wood-effect flooring, fitted wardrobes with open hanging rails and a white uPVC double-glazed front-facing window.

EXTERNALLY





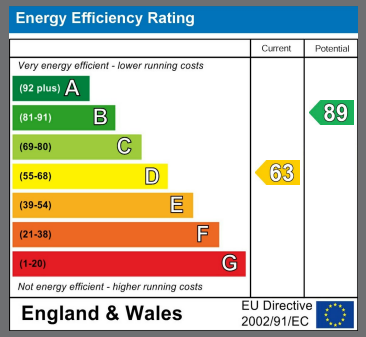






Local Authority
Sunderland

Council Tax Band
A





Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements





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