

Cuba Street
Grangetown
Sunderland
SR2 8RU



Cuba Street

£175,000

INTRODUCTION

3 BEDROOM MID TERRACE - MODERNISED & WELL PRESENTED - 2 RECEPTION ROOMS - MODERN BATHROOM & KITCHEN - REALLY LOVELY REAR GARDEN - DETACHED GARAGE/WORKSHOP TO REAR - READY TO MOVE INTO

ENTRANCE HALL

Wood effect LVT flooring, radiator, original staircase leading to first floor landing, understairs cupboard providing storage. 2 doors leading off, 1 to the dining room and 1 to the kitchen.

DINING ROOM

Measurements taken at widest points and into alcove. This is a lovely spacious room with ceilings extending to almost 10ft creating a general impression of space and light. Carpet flooring running through double radiator, white uPVC double-glazed patio doors leading out onto the rear garden and patio, electric plasma style fire mounted on the chimney breast. The dining room is open plan to the main lounge via a double plus doorway opening.

LOUNGE

Measurements taken at widest points. Carpet flooring running through, double radiator, front facing white uPVC double-glazed bay window, stylish fire surround in a quartz finish with matching hearth and back and built in electric fire. The lounge also has lovely high ceilings matching the dining room and the 2 the room combined create a lovely living space.

EXTENDED KITCHEN

Measurements taken at widest points, the room is slightly L-shaped. Wood effect LVT flooring which continues through from the entrance hall, modern fitted kitchen with a range of wall and floor units in a grey finish with complementary laminate work surface, stainless steel sink with bowl and a half, single drainer and Monobloc tap. integrated fridge/freezer, integrated dishwasher, integrated washing machine, integrated double electric oven with 4 ring ceramic hob and feature extractor chimney in stainless steel finish, built in cupboard housing the central heating boiler. Tall flat panel radiator providing heat to the space, 2 white uPVC double-glazed windows, 1 white uPVC double-glazed door leading out to the rear patio.

FIRST FLOOR LANDING

Loft hatch, 4 doors, 3 to bedrooms and 1 bathroom. The loft can be accessed via pull down ladder, carpet flooring, radiator ran off the main system, electric sockets and lighting, 2 wooden framed double-glazed roof windows. This is a versatile space which has future potential or creates ample storage for the new owners.

BATHROOM

Lovely recently renovated bathroom with laminate tile effect flooring, chrome towel heater style radiator, 2 rear facing white uPVC double-glazed windows with privacy glass. White bathroom suite comprising, toilet with concealed cistern and push button flush, bath with panel and chrome tap, separate shower cubicle providing comfortable separate shower space with shower fed from the main water system comprising of fixed overhead shower and separate hand held shower, sink built into unit with chrome tap. The walls are finished in a stylish quality uPVC cladding with recessed lights to ceiling.

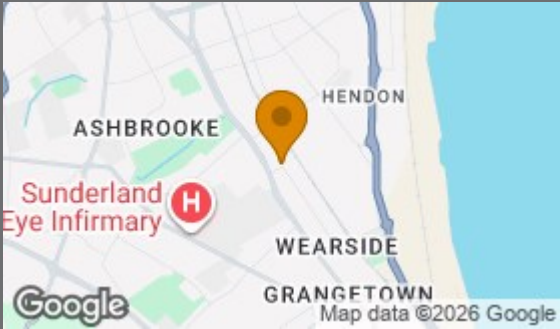
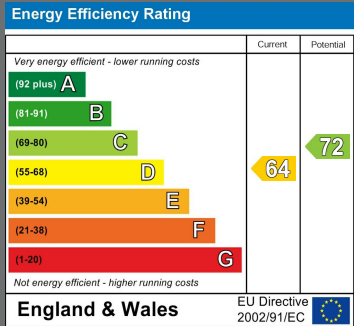
BEDROOM 1

Double bedroom. Carpet flooring, radiator, front facing white uPVC double-glazed window. Fitted wardrobes running the length of 1 wall providing a good degree of storage and hanging space with matching drawers and dressing table and bedside cabinets.



Local Authority
Sunderland

Council Tax Band
B



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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