

## Alexandra Terrace

Durham, DH6 3JW



**Auction Guide Price £30,000**

- Two Bed Terrace
- Upvc Double Glazed and Gas Centrally Heated
- Modern Kitchen
- Lounge and Dining Room
- White Bathroom Suite
- Enclosed Rear Yard

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FJ Estates are delighted to offer sale this well presented two bedroomed terrace property in the centre of Wheatley Hill. The property benefits from upvc double glazing and gas central heating via combi boiler. In brief the property comprises of Entrance Reception Hall, Lounge with bay window, Dining Room with feature fireplace and modern Kitchen. To there first floor there are two good sized bedrooms master with fitted robes and a large family bathroom. Externally there is an enclosed rear yard. This property must be viewed to fully appreciate.



## PROPERTY PARTICULARS

### Entrance Hallway

With upvc double glazed entry door to the front elevation, staircase leading to first floor accommodation and all first floor rooms.

**Lounge** 11' 7" x 13' 1" (3.53m x 3.98m) into bay  
With upvc bay window to the front elevation and feature fireplace.

**Dining Room** 13' 1" x 12' 5" (3.98m x 3.78m) into bay  
With upvc window to the rear elevation and feature fireplace

**Kitchen** 10' 11" x 7' 10" (3.32m x 2.39m)  
With upvc window and entry door to the side elevation. Fitted with a range of white wall and floor mounted units contrasting laminated working surfaces, cooker point, plumbing for washing machine, wall mounted combi boiler and built in under stairs storage cupboard.

### First Floor Landing

With attractive half landing, access to all first floor rooms and loft space.

**Bedroom One** 12' 3" x 10' 11" (3.73m x 3.32m)  
With upvc double glazed window to the front elevation and a range of built in wardrobes.

**Bedroom Two** 10' 10" x 10' 9" (3.30m x 3.27m)



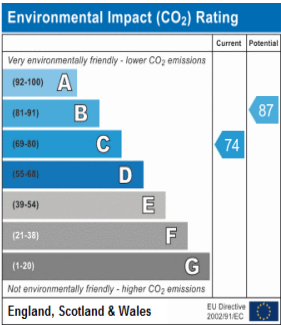
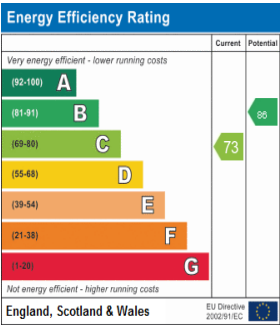
With upvc double glazed window to the rear elevation.

**Family Bathroom** 9' 10" x 7' 10" (2.99m x 2.39m)

With upvc double glazed window to the rear elevation, white suite comprising of panelled bath, with shower tap attachment, vanity wash hand basin and low level wc.

**Externally**

To the rear of the property there is an enclosed yard with gated access.



Scan QR using your mobile phone for further details or request a viewing

The measurements provided within these details are for guidance purposes only. It should be noted that services, fixtures, heating, gas and electrical systems mentioned within these details have not been tested by FJ Estates. If in doubt, purchasers should seek professional advice to ensure satisfaction. These particulars including photography were prepared by FJ Estates in accordance with the Sellers instruction.

