



### 3 bed terraced house to buy in

Pentland Close, Peterlee, Durham, SR8 2LD

**£90,000**

 x 3  x 1  x 2

Tenure

**Freehold**

### Property features

- ✓ TURN KEY READY
- ✓ Three spacious bedrooms
- ✓ Refitted modern three-piece
- ✓ Two generous reception rooms
- ✓ EPC Rating C

Off Street parking

Garden

## Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: C
- ✓ Heating supply: Ducted Air
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water

## Description

Stunning 3-Bedroom Terraced Home with Modern Bathroom, Two Reception Rooms, and Landscaped Garden!

Delighted to present this charming three-bedroom terraced home, ideally located in the peaceful and well-established community of Peterlee. This property represents an excellent opportunity for first-time buyers, families, or investors seeking a home that blends traditional character with practical modern living.

Upon entering, you are welcomed by two spacious reception rooms, perfect for relaxing with family or entertaining guests. Both rooms are beautifully maintained and provide a warm, inviting atmosphere throughout.

Upstairs, the accommodation comprises three comfortable bedrooms, each benefiting from natural light and offering pleasant spaces for rest and relaxation. The refitted family bathroom is a modern three-piece suite, combining style and practicality to create a calm, functional space.

The kitchen offers excellent potential and provides ample storage and workspace, making it both practical and adaptable for everyday living. With the right touches, this space could truly become the heart of the home.

Externally, the property boasts a landscaped rear garden, ideal for outdoor entertaining or family enjoyment, along with off-street parking. The open front aspect, featuring greenery and mature trees, provides a welcoming and picturesque approach to the home.

Situated in Peterlee, the property benefits from convenient access to local schools, shops, and everyday amenities. It also offers good transport links to nearby towns and cities while still enjoying the advantages of a quieter residential setting.

In summary, this appealing three-bedroom terraced home, with its two reception rooms, modern bathroom, landscaped garden, off-street parking, and open, tree-lined front aspect, offers charm, comfort, and excellent potential. Early viewing is highly recommended to fully appreciate everything this property has to offer.

Council Tax Band: A

Tenure: Freehold

Price: Offers In The Region Of £90,000

Property Type: Terraced House

USPs: Garden

Parking: Off Street

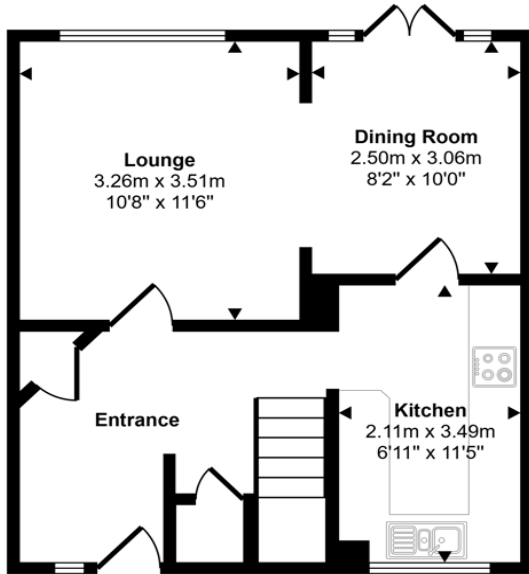
Heating: Ducted Air

Electric: National Grid

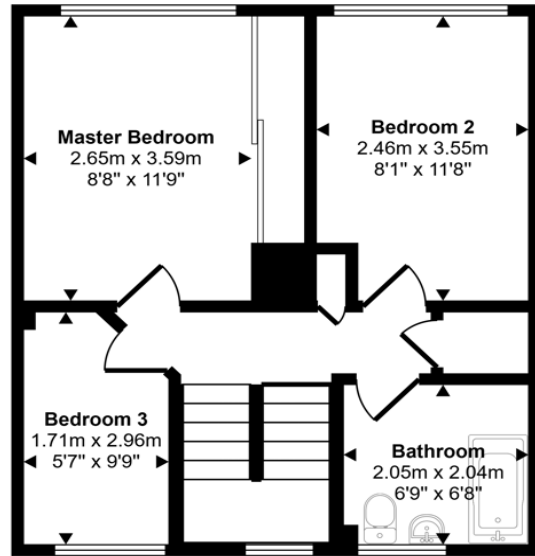
Water: Direct mains water

Sewerage: Standard UK domestic

Approx Gross Internal Area  
78 sq m / 840 sq ft



Ground Floor  
Approx 39 sq m / 420 sq ft



First Floor  
Approx 39 sq m / 420 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	70	79
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England, Scotland &amp; Wales</b>	EU Directive 2002/91/EC	

Pentland Close, Peterlee, Durham, SR8 2LD

Contact your local branch today for more information on this property:

**1A Brackenthwaite, Leicester, Leicestershire, LE4 7GA, <https://laxmanrealestate.com/contact>**

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

