



## 2 bed terraced house to buy in

Ruby Street, Durham, Shildon, Durham,  
DL4 1JD

# £60,000

 x 2  x 1  x 1

Tenure

**Freehold**

Allocated parking

## Property features

- ✓ Two Bedroom Mid Terrace
- ✓ Currently Tenanted
- ✓ Offered With No Forward Chain
- ✓ EPC RATING D - COUNCIL TAX
- ✓ EPC Rating D

## Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: D
- ✓ Heating supply: Gas

## Description

\*\*\* ATTENTION INVETORS \*\*\*

This two bedroom mid terrace property is situated in Shildon, Durham and is offered with a sitting tenant.

Briefly comprising of Entrance, lounge, kitchen, two bedrooms and a bathroom, also benefitting from gas central heating, double glazing and a courtyard to the rear.

Please call the branch today for more information and to arrange an internal inspection.

Council Tax Band: A

Tenure: Freehold

Price: £60,000

Property Type: Terraced House

Parking: Allocated

Heating: Gas

## External

Courtyard to the rear



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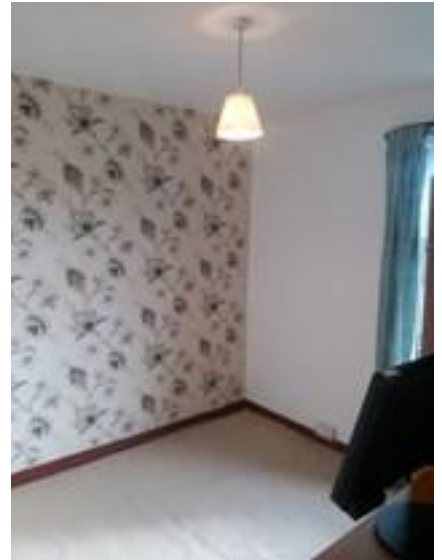
## Bathroom W/C

Double glazed window to rear aspect, shower cubicle, wash hand basin, low level w/c and radiator.

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## Bedroom Two

Double glazed window to rear aspect and radiator.



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## Bedroom One

Double glazed window to front aspect and radiator.



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## Stairs to First Floor

## Kitchen

Double glazed window to rear aspect, fitted wall and base units, roll top work surface, cooker point, plumbed for washer, sink unit with mixer tap and door to external.



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## Lounge

Double glazed window to front aspect, TV point, radiator and stairs to first floor.




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## Entrance





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>		80
(55-68) <b>D</b>	60	
(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 

Ruby Street, Durham, Shildon, Durham, DL4 1JD

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

**235 Church Street, Blackpool, Lancashire, FY1 3PB, <http://www.kenricksestateagents.co.uk/>**

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