



## Second Avenue

Chester Le Street DH2 2EH

£85,000





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# Second Avenue

Chester Le Street DH2 2EH



x 3



x 1



x 1

Situated in the highly sought-after area of Second Avenue, Chester-le-Street, this charming three-bedroom family home offers a perfect blend of comfort and convenience. Ideally located, the property is just a stone's throw away from local shops, amenities, and the railway station, making it an excellent choice for families and commuters alike.

Upon entering, you are welcomed by an inviting vestibule that leads into a spacious lounge, complete with a feature fireplace that adds a touch of warmth and character. The refitted Beech effect kitchen is both practical and stylish, providing ample space for culinary endeavours. Adjacent to the kitchen, the rear lobby offers easy access to the outdoor areas, while the ground floor bathroom, equipped with a WC and shower, ensures convenience for family living.

The first floor boasts three generously sized bedrooms, each offering a comfortable retreat for family members or guests. The property is further enhanced by an enclosed garden at the front, perfect for outdoor relaxation, and a yard at the rear, providing additional space for outdoor activities.

With the added benefits of gas central heating and

UPVC double glazed windows and doors, this home is both energy-efficient and cosy. Immediate vacant possession is available, allowing you to move in without delay. This property is a fantastic opportunity for those seeking a family home in a vibrant community. To arrange a viewing, please call 0191 3729898.

Freehold  
Council tax band A  
EPC rating to be agreed

## ENTRANCE VESTIBULE

**LOUNGE**  
14'5" x 13'4" (4.39m x 4.06m)

**KITCHEN**  
17'9" x 7'8" (5.41m x 2.34m)

## REAR LOBBY

## BATHROOM/WC/SHOWER

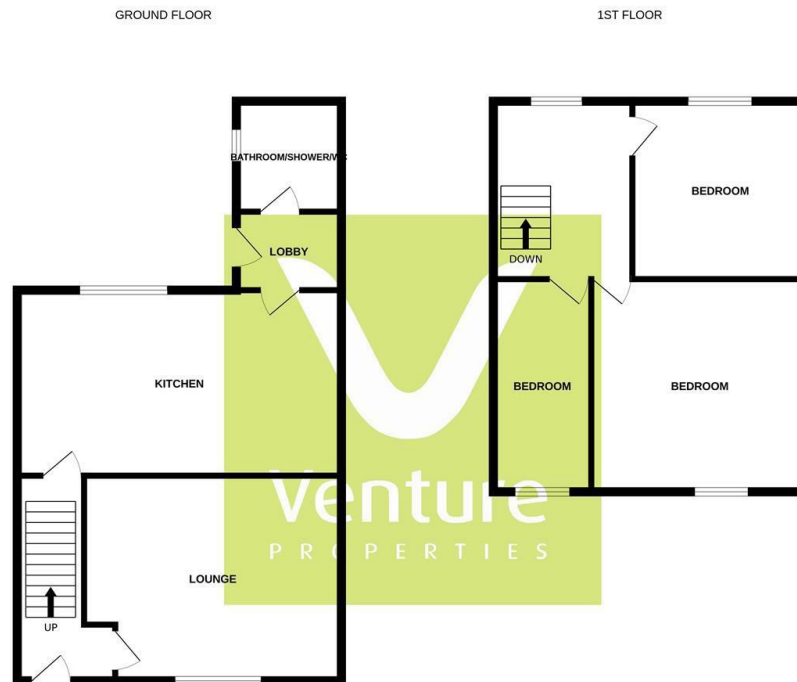
## FIRST FLOOR

**BEDROOM 1**  
11'9" x 10'11" (3.58m x 3.33m)

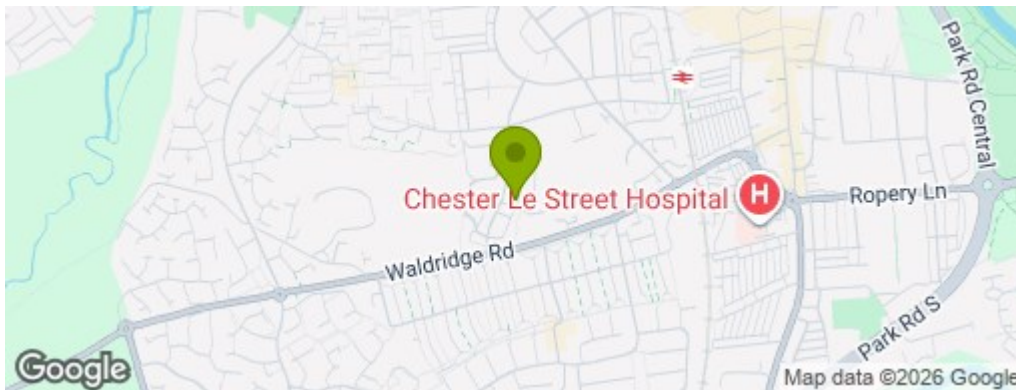
**BEDROOM 2**  
11'1" x 9' (3.38m x 2.74m)

**BEDROOM 3**  
8'4" x 6'3" (2.54m x 1.91m)

## OUTSIDE



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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## Property Information

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