



6A Moor Court

Burnmoor
Houghton-le-Spring
DH4 6EE

£495 pcm

Ground Floor Flat
Two Bedrooms
Available Immediately
Ideal Starter Home
Close to all Local Amenities





Safe and Secure welcome to the rental market this two bedroom ground floor flat, available immediately on an unfurnished basis. Situated on Moor Court, Boummoor, the sizable flat would make a perfect home for those looking for a starter home or for those looking to downsize.

Briefly comprising of: an open plan lounge/kitchen, two bedrooms, family bathroom and garden to front.

If you are interested please give our office a call on 0191 385 4477.

OPEN PLAN LOUNGE/KITCHEN

21' 06" x 12' 02" (6.55m x 3.71m) Double glazed entrance door, fitted wall and base units, work surfaces, single bowl sink and drainer unit, integrated electric hob and oven with extractor over, double glazed window to front and radiator.

MASTER BEDROOM

11' 07" x 8' 00" (3.53m x 2.44m) Double glazed window to front, built in storage cupboard housing combination boiler and radiator.

BEDROOM 2

8' 02" x 8' 09" (2.49m x 2.67m) Double glazed window to rear and radiator.

BATHROOM

Tiled walls, white three piece suite comprising of a step in shower cubicle, pedestal wash hand



basin, low level WC, radiator and double glazed window to rear.

COMMUNAL GARDENS

Lawned area.

Local Authority
Council Tax Band
EPC Rating

TBC

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24-25 Westbourne Terrace
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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.