



King Charles Court, Downhill, Sunderland, SR5 4PD

SR5 DOWNHILL | 65 YEARS REMAINING ON LEASE | 1 BED GROUND FLOOR APARTMENT | £118 PER MONTH SERVICE CHARGE | OPEN PLAN LIVING AND DINING AREA | NEWLY DECORATED | ALLOCATED PARKING | CLOSE TO LOCAL AMENITIES | EPC - D | COUNCIL TAX -A

Asking Price: **£30,000 (Offers Over)**



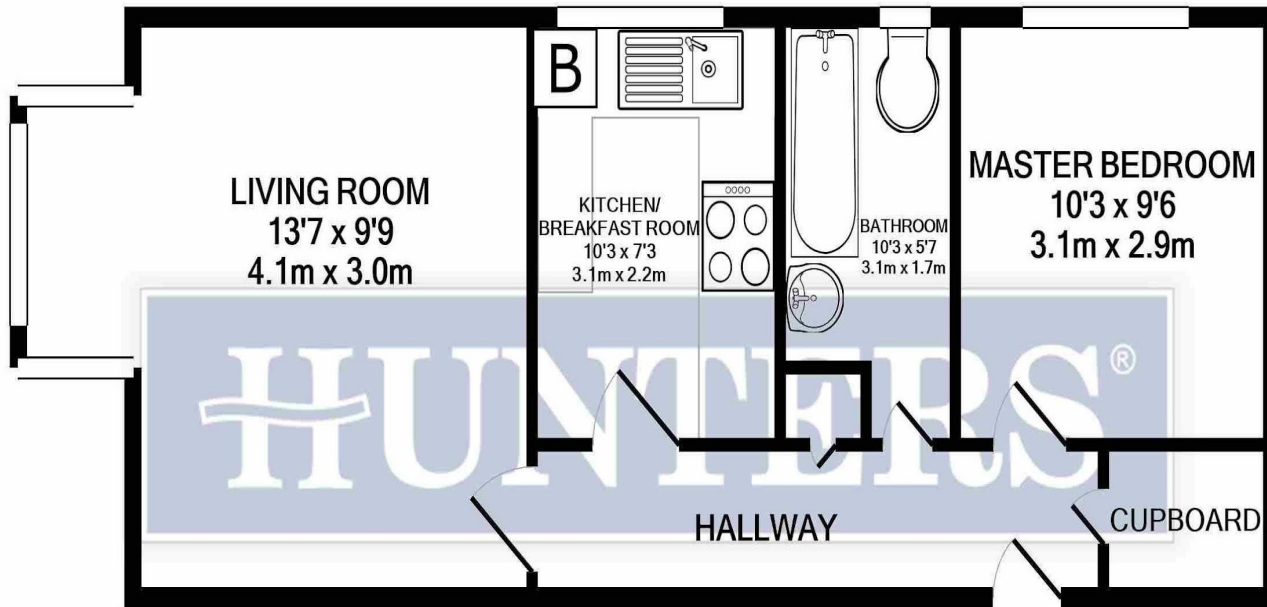
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DESCRIPTION

65 YEARS REMAINING ON LEASE - £118 A MONTH SERVICE CHARGE Newly decorated one bed ground floor apartment on this popular residential development, offering an excellent location providing easy access to the A19, A1231 in addition to local shops and The flat itself benefits from gas central heating, double glazing and briefly comprising entrance hallway, main bedroom, bathroom, kitchen and open plan living and dining room. There is a secure entry phone system and allocated parking space.



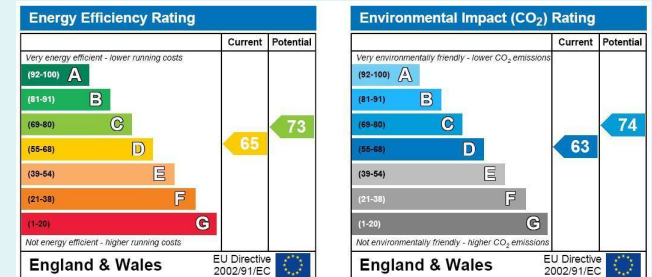
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Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan 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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Energy Performance Certificate

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



DISCLAIMER

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

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OPENING HOURS

9am - 5pm Monday to Friday and
 9am-12pm Saturday

