



Victoria Street Crawcrook

- End Terrace House
- Two Double Bedrooms
- Modern Kitchen & Bathroom
- EPC – E
- Council Tax A

Offers Over £120,000



0191 413 1313
2 Grange Road, Ryton, NE40 3LT

ROOK
MATTHEWS
SAYER

www.rookmatthewssayer.co.uk
ryton@rmsestateagents.co.uk

Victoria Street

Crawcrook

PROPERTY DESCRIPTION

Living Room

5.03m 16 6" x 4.89m 16 0"

UPVC Door to front, UPVC window to front, Radiator

Kitchen

2.71m 8 11" x 3.11m 10 2"

Wall and Base units, Stainless Steel Sink & Drainer, Integrated electric hob and oven, integrated dishwasher, UPVC window to rear, Compaosit door to Rear yard

Shower Room

Fully clad walls, large shower cubicle, basin and vanity unit, low level WC, Heated Towel Rail, UPVC Window and Cupboard with Plumbing for Washign machine

Stairs to First Floor Landing

Bedroom One

2.72m 8 11" x 4.00m 13 1"

Double Bedroom, UPVC Window to front, Radiator and Built in Storage

Bedroom Two

2.72m 8 11" x 3.00m 9 11"

Double Bedroom, UPVC window to front, Radiator

Rear Yard,

Enclsloed Rear Yard

PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Mains

Broadband: Fibre

Mobile Signal Coverage Blackspot: No

Parking: On Street

MINING

The property is not kown to be on a coalfield and not knows to be directly impacted by the effect of other mining activity. The North East region is famous for its rich mining heritage and confirmation should be sought from a conveyancer as to its effect on the property, if any.

TENURE

Freehold – It is understood that this property is freehold, but should you decide to proceed with the purchase of this property, the Tenure must be verified by your Legal Adviser

COUNCIL TAX BAND: A

EPC RATING: E

RY00007058.VS/VS/4/4/25 V1.



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Money Laundering Regulations – intending purchasers will be asked to produce original identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. We will also use some of your personal data to carry out electronic identity verification. This is not a credit check and will not affect your credit score.

16 Branches across the North-East

