

EMMATT



RUNDLE

ESTATE AGENTS

71 Front Street, Chester-le-Street, DH3 3BJ * 0191 3889393 * sales@emmatt-rundle.co.uk



**11 THE ANCHORAGE, CHURCH CHARE, C-L-S
DH3 3QW**

1 Bed GF Flat * Town Centre Location * Close to All Amenities

£99,950
(OIRO)

DESCRIPTION

A rare opportunity to purchase this one bedroom ground floor flat in this sought after courtyard development providing easy access to the town centre, Riverside Park and all transport links. The property has a number of attractive features including spacious lounge and private enclosed garden to rear. There is the benefit of gas central heating and UPVC double glazing.

TENURE

Leasehold

DIRECTIONS

From the north end of Front Street turn right at the market place traffic lights, at the mini roundabout turn right, continue over the next mini roundabout, after the 'S' bend take the first left into The Anchorage.

ENTRANCE HALL

UPVC door, storage cupboard, airing cupboard, radiator



LOUNGE

12'9" (3.89m) x 11'2" (3.40m)

Bay window, vertical blinds, radiator



KITCHEN

9'11" (3.02m) x 8'2" (2.49m)

A range of wall & base units, stainless steel sink unit, ceramic hob, electric oven, plumbed for washer, ceramic tiled walls, double radiator, UPVC door to garden

BEDROOM 1

11'6" (3.51m) x 11'2" (3.40m)

Fitted wardrobes & dressing table, radiator





BATHROOM

WC, hand basin, Mira shower over bath, fully tiled walls, extractor fan

GARDEN

Enclosed private paved rear garden with garden shed



VIEWING

By appointment with agent

MEASUREMENTS & SERVICES. Whilst every care is taken the measurements shown on these details are for guidance only. Owing to the method by which the measurements are taken their accuracy cannot be guaranteed. The services and appliances mentioned in these details have not been tested, therefore, no warranty is given. Interested purchasers should make their own enquiries with regards to the above.
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