

EMMATT



RUNDLE

ESTATE AGENTS

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



**24 THE ANCHORAGE, CHESTER-LE-STREET
DH3 3QW**

2 Bed Upper Apartment * Town Centre Location * Close to Bus Routes

£95,000

DESCRIPTION

A two bedroom first floor (upper) apartment which is well situated in this small sought after courtyard development close to the town centre, excellent transport links and all local amenities. The property benefits from gas central heating via combination boiler and UPVC double glazing.

TENURE - Leasehold

DIRECTIONS

From the north end of Front Street turn right at the market place traffic lights, turn right at the mini roundabout and straight over the next mini roundabout, continue up the incline and The Anchorage is on the left hand side after the 'S' bend.

ENTRANCE HALL

Storage cupboard, radiator



LOUNGE

11'8" (3.55m) x 11'3" (3.42m)
Picture window, double radiator

KITCHEN

A range of wall & base units, larder unit, plumbed for washer, roller blind, double radiator



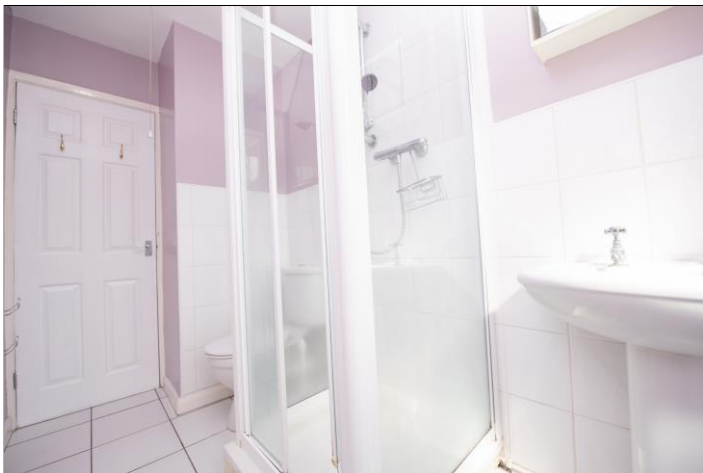
BEDROOM 1

13'7" (4.14m) x 8'5" (2.56m)
Fitted wardrobes, double radiator

BEDROOM 2

9'6" (2.89m) x 6'6" (1.98m)

Fitted cupboard, radiator



BATHROOM/WC

Shower cubicle with combi shower, WC, hand basin, tiled splashbacks, tiled flooring, radiator

GENERAL

Carpets included

VIEWING

By appointment through Emmatt Rundle

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		77 c
55-68	D	67 d	
39-54	E		
21-38	F		
1-20	G		

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. 8998/11/8/21-2