

EMMATT



RUNDLE

ESTATE AGENTS

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**68 & 70 MITCHELL STREET, BIRTLEY, C-L-S
DH3 1ER**

FOR SALE BY AUCTION – TUES 5th APRIL 2022 – ONLINE THROUGH AUCTION HOUSE NE

GF & Upper Flats * Rear Yard with Parking * Perfect for Development

£50,000

(GUIDE PRICE)

DESCRIPTION

FOR SALE BY ONLINE AUCTION ON TUESDAY 5th APRIL 2022. TO DOWNLOAD LEGAL PACK AND REGISTER FOR THE AUCTION PLEASE VISIT WWW.AUCTIONHOUSE.CO.UK/NORTHEAST

A pair of freehold flats in the centre of town providing access to local amenities and transport links. The property is an ideal investment and is priced to reflect the need for updating and re-development. These two individual one bedroom flats have the advantage of gas central heating, UPVC double glazing, front garden, together with a large yard to rear with garage door providing access for off-road parking and outbuilding (to be divided by the purchaser as they wish).

TENURE

Freehold

GROUND FLOOR FLAT - 70

PORCH

UPVC door

HALL

Storage cupboard



LOUNGE

14'3" (4.34m) x 12'4" (3.76m)

Electric fire in fireplace, corner storage units, radiator, arch to dining room

DINING ROOM

10'2" (3.10m) x 7'3" (2.21m)

Radiator



KITCHEN

12'10" (3.91m) x 7'3" (2.21m)

A range of wall & base units, stainless steel sink unit, mixer tap, radiator



BEDROOM

13' (3.96m) x 10' (3.05m)
Fitted wardrobes, bay window, venetian blinds, radiator



BATHROOM

Suite in white, shower over bath, shower screen, bathroom cabinet, fully tiled walls, radiator



UPPER FLAT - 68

HALL

Radiator

LOUNGE

14'5" (4.39m) x 12'8" (3.86m)
Vertical blind, radiator



SEPARATE DINING ROOM

12'8" (3.86m) x 8'3" (2.51m)
Stairs to attic storeroom, vertical blind, radiator

KITCHEN

13' (3.96m) x 7'6" (2.29m)
A range of wall & base units, wall-mounted combi boiler, plumbed for washer, radiator





BEDROOM

14'1" (4.29m) x 12'1" (3.68m)

Fitted wardrobes, fireplace, radiator

BATHROOM

9'6" (2.90m) x 6'11" (2.11m)

Coloured suite, bath, WC, hand basin, radiator



EXTERNAL

GARDENS

Garden to front, enclosed yard to rear with large storage outbuilding

PARKING

Up & over garage door accessing yard to provide off-road parking

VIEWING

Through Auction House North East
0191 908 9691

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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