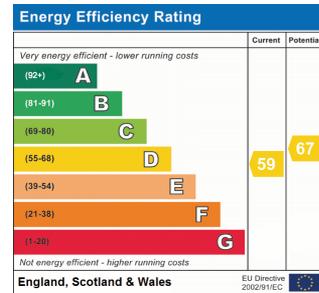




hackett
PROPERTY

65 Planet House, Sunderland, Tyne and Wear SR1 3LJ

■ SPACIOUS CITY CENTRE APARTMENT



£50,000



1 Bathroom



1 Bedroom

PROPERTY FEATURES

- Tenure - Leasehold, Council Tax Band A
- Stunning Panoramic Views

12a Frederick Street,
Sunderland, SR1 1NA

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A spacious one bedroom apartment is situated in the heart of the city centre surrounded by Sunderland Bridges Shopping Centre with easy access to public transport such as Park Lane bus station and metro/train stations. The apartment is located on the 14th floor of the high rise building facing east offering excellent sea views. There are stunning panoramic views across the heart of the city.

Property Information

Tenure - Leasehold

Lease - 125 years from 7 August 1989

Service charge for period 01/04./2025 to 31/03.2026 = £1,757.96.

Ground rent for period 01/04/2025 to 31/03/2026 = £10.00

Please note these are the most recent figures we have & are subject to change. These charges are correct to the best of our knowledge.

Prospective purchasers should clarify this information with their solicitor prior to exchange of contracts.

Council Tax Band A

Accommodation

Communal entrance with stair/lift access to 14th floor.

Private Entrance

Into

Reception Hallway

Accommodated with a spacious cloak room upon entry and a large storage cupboard providing access to the properties emersion water heater. Leading into the main accommodation.

Living Room

3.19m x 6.23m (10' 6" x 20' 5") approximately
A lovely and generous living space. The room features neutral décor and soft carpeting, creating a comfortable and welcoming feel matched with oversized stretched windows complimenting the space with floods of natural light. Fitted with glass panel doors leading from the living area to the kitchen.

Kitchen

The space features ample worktop area, a stainless steel sink with drainer, neutral tiling throughout and a range of fitted base units. Fitted with a spacious airing cupboard.

Bedroom

4.12m x 2.85m approximately
An excellent double bedroom once again enjoying super views and with an integrated wardrobe. The room comes fully furnished with a matching furniture set and double bed.

Bathroom & Toilet

Fitted with a white toilet, hand basin and panel bath with an overhead cabinet for slight storage. Other benefits include extractor, part wall tiling and carpeted floor.

Agents Note

Parking is not provided but available at a separate cost via private neighbouring car parks.