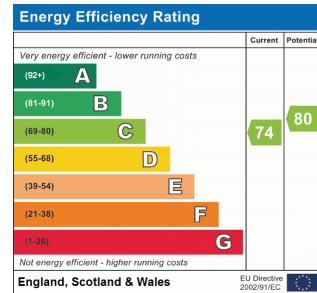




**hackett**  
PROPERTY

5 20 Murton Street, Sunderland, Tyne and Wear SR1  
2QY  
▪ FIRST FLOOR APARTMENT



£495 pcm



1 Bathroom



1 Bedroom

**PROPERTY FEATURES**

- Council Tax Band A (students must provide an exemption)
- Damage Deposit £571.15 (5 weeks rent)

12a Frederick Street,  
Sunderland, SR1 1NA

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A superbly light and sizeable first floor, front facing, furnished one bedroom apartment. Offering excellent single occupancy living accommodation not including bills.

Modern features include electric night storage heating, double glazing, fitted kitchen with cooker (oven and hob), fridge with freezer box, washing machine and intercom.

The location is on the fringe of the city centre and ideal for accessing the comprehensive transport links and wide array of amenities.

Council Tax Band A (students must provide an exemption)

Damage Deposit £571.15 (5 weeks rent)

### Accommodation

Communal entrance:  
to private entrance door and stairs to first floor.

### Hallway

With intercom.

### Open Plan Living Space & Kitchen

4.35m x 3.37m (14' 3" x 11' 1") approximately  
Living area: offering an attractive lounge/seating area. Open to:

Kitchen area: Fitted with a range of units to wall and base with laminated work surfaces and drainage sink. Features include a full size cooker with four ring hob and oven, fridge with freezer box, washing machine and extractor.

### Bedroom

3.62m x 2.32m (11' 11" x 7' 7") approximately  
A well proportioned bedroom with single bed, double windows and storage.

### Shower & Toilet

Fitted with a separate shower unit and electric shower, hand basin and toilet. Other benefits include vinyl flooring and extractor.

### Externally

There is a courtyard to front offering parking.