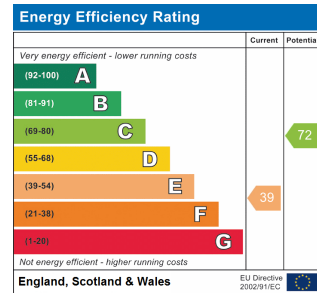




hackett
PROPERTY

1G The Esplanade, Sunderland, Tyne and Wear SR2 7BQ

■ AVAILABLE NOW



£750 pcm



1 Bathroom



2 Bedrooms

PROPERTY FEATURES

- Damage Deposit £865.38 (5 weeks rent)
- Council Tax Band B (students must provide an exemption)

12a Frederick Street,
Sunderland, SR1 1NA

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AVAILABLE NOW

Short term contract only!

A stunning furnished, two bedroom, top floor apartment located in this gated, grade two listed development in Ashbrooke and on the fringe of the city centre. Featuring superb views across the tree tops of Ashbrooke the apartment is notably light and spacious. Modern features include: electric heating, TV (not including licence), kitchen appliances and intercom. Viewing essential.

Damage deposit £865.38 (5 weeks rent)

Council tax Band B (students must provide an exemption)

EPC rating E

Communal Entrance

Accessed via intercom and with stairs to second floor level.

Reception Hallway

Accessing the main body of accommodation.

Open Plan Living Room into Fitted Kitchen



6.56m x 4.72m (21' 6" x 15' 6") (at widest) approximately

Living room area:

With double aspect windows, one a beautiful arched window overlooking Ashbrooke's tree tops. Providing excellent space for lounge and dining, with decorative fireplace, eaves storage, TV and phone points.

Kitchen area:

Fitted with a contemporary range of units to wall and base with laminate work surfaces over including a stainless steel sink and halogen hob. Other benefits include oven and filter hood, fridge freezer, washing machine, splash backs, skylight and tiled floor.

Bedroom One



3.84m x 3.48m (12' 7" x 11' 5") approximately (partly restricted head height)

A well proportioned double bedroom with