



## 83 Calvert Terrace Murton, Seaham, SR7 9QH

**£195,000**



Kimmit and Roberts are pleased to present to the market this extended detached bungalow situated in the heart of Murton, Seaham. The property occupies a fine position upon a generous plot boasting ample off street parking to the front elevation as well as gardens to the side and rear. Accommodation comprises entrance hall lounge three bedrooms with ensuite to master, family bathroom, kitchen and sun room. Early viewings come highly recommended.

### Entrance Hall

with entrance door, radiator and three double glazed windows

### Inner Hall

with laminate flooring

### Shower Room



with stand alone shower, w.c., wash hand basin, heated towel rail and double glazed window

### Lounge/Diner

23'7" x 21'11" (max) (7.2m x 6.7m (max))



with two double glazed windows, radiator and laminate flooring

### Bedroom 1

12'5" x 11'1" (+ washing area) (3.8m x 3.4m (+ washing area))



with double glazed window, radiator and two wash hand basins



### Bedroom 2

12'1" x 11'9" (max) (3.7m x 3.6m (max))



with radiator and double doors to

### Ensuite



White sweet comprising wet room style shower, WC, pedestal wash basin and window

Sun Room/Games Room  
20'11" x 7'2" (6.4m x 2.2m)



with three double glazed windows and double glazed french doors to front

Kitchen/Diner  
16'4" x 9'10" (5.0m x 3.0m)



with wall and base units with contrasting worktops, free standing oven and hob, stainless steel sink unit, tiled splash backs and double glazed french doors leading to rear of property



First Floor

Loft  
35'1" x 7'10" + 9'2" x 7'6" (10.7m x 2.4m + 2.8m x 2.3m)



with two velux windows, two double glazed windows and radiator

Exterior



with enclosed gardens to front, side and rear



Council Tax

Council Tax Band - The Council Tax Band is A

Water Meter Status

We are advised by the vendor that the property does have a water meter.

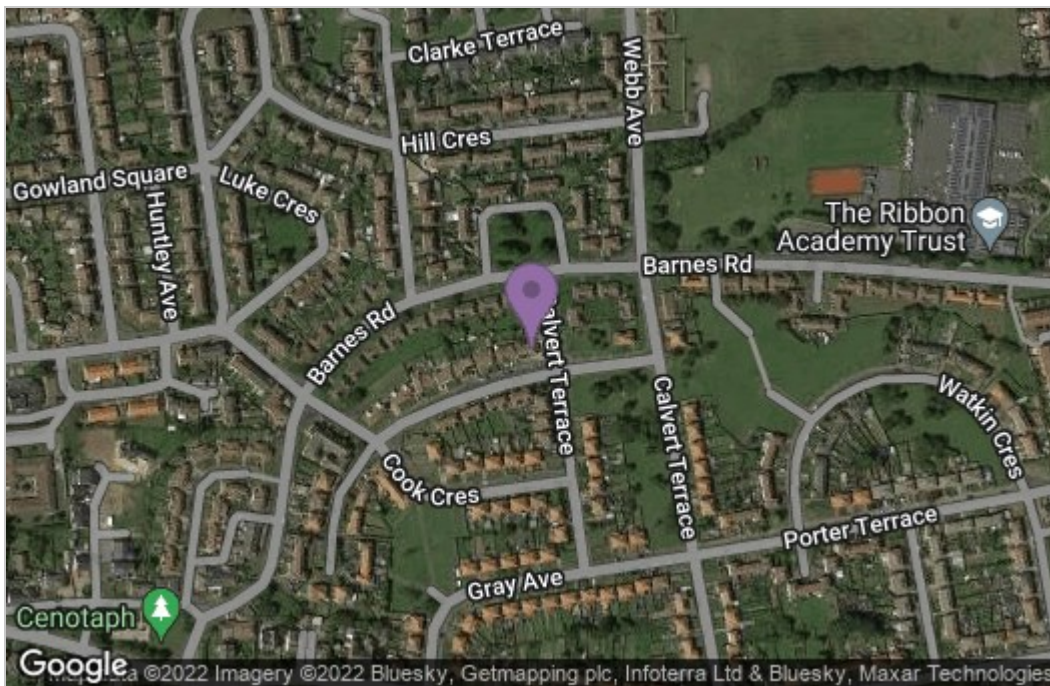
Disclaimer

Kimmitt & Roberts Estate Agents give notice that these particulars have not been checked and verified by the current owner. Therefore, they should not be assumed to be accurate until further verification.

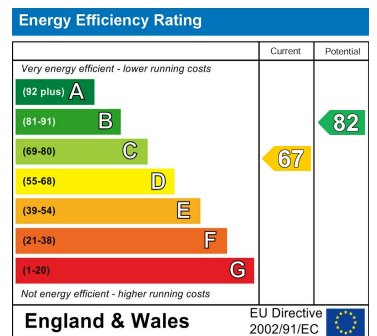
## Floor Plan



## Area Map



## Energy Efficiency Graph



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