



## 16 Sunshine Place

Blackhall Colliery, Hartlepool, TS27 4DP

**£124,000**



To be sold under Durham County Councils discounted marketing scheme\*\* contact igomove for more information.

Nestled in the charming coastal village of Blackhall Colliery, this beautifully presented semi-detached house offers a fantastic opportunity for first-time buyers. Built just 2 years ago, the property is still under warranty, ensuring peace of mind for its new owners.

The home features two well-proportioned bedrooms and a modern bathroom, making it ideal for small families or couples. The inviting reception room provides a comfortable space for relaxation and entertaining. The well-designed kitchen breakfast area is not only stylish but also practical, with ample space for appliances, perfect for those who enjoy cooking and dining at home.

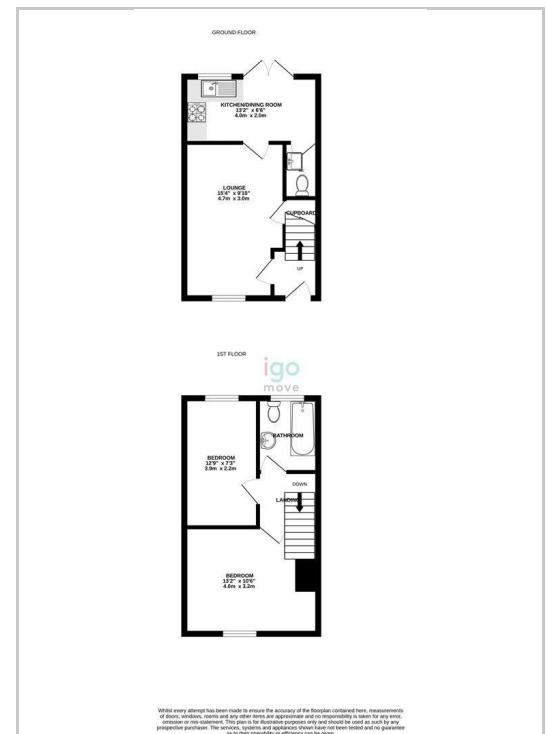
Outside, the property boasts a double drive, providing parking for two vehicles, and a large rear garden that offers a wonderful space for outdoor activities or simply enjoying the fresh air. The pleasant outlook to the front, overlooking a field enhances the overall appeal of this lovely home.



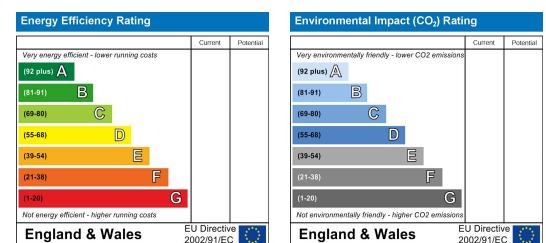
## Area Map



## Floor Plan



## Energy Efficiency Graph



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