



55 Morton Close Murton, Seaham, SR7 9BD

O.I.R.O £255,000



Impressive Throughout!! Rarely available on this highly respected development, this excellent four bedroom detached home provides spacious and thoughtfully designed accommodation which has been decorated and presented to high standards. It boasts all the usual modern refinements including a kitchen with appliances, a separate utility room and an en-suite to the master bedroom, gas central heating, UPVC double-glazing and it is well presented throughout. Externally, it has a sizeable secluded and landscaped rear garden, an open garden to the front all block paved which provides ample car parking.

The property is situated within a small modern development of houses situated in the sought after area of Murton and is situated close to a range of local shops and amenities which are available within Murton itself as well as nearby Seaham. The estate is located a few seconds walk from the Dalton Park and also lies within easy driving distance of Seaham Town Centre which offers a wide range of shopping and recreational facilities and amenities. Seaham is ideally situated for commuting purposes lying just off the A19 Highway which provides good road links to all regional centres.

Entrance Hall

with composite door, radiator and staircase to First Floor

Lounge

16'1"x10'10" (4.9x3.3)



with radiator and double glazed window.



Dining Room

9'6"x9'2" (2.9x2.8)



with radiator and double glazed french doors to the rear



Kitchen

11'2"x9'6" (3.4x2.9)



having a range of wall and base units with contrasting worktops and preparation surfaces, electric hob, electric oven, stainless steel sink unit, tiled splash backs, double glazed window, radiator and door to-



Utility Room

with wall and base units, stainless steel sink unit and door to the rear

Cloak/W.C



with WC, wash hand basin and radiator.

FIRST FLOOR

Landing

with loft access

Bedroom 1

14'1"x11'10" (max) (4.3x3.6 (max))



with built in wardrobes, radiator and double glazed window



Ensuite Bathroom



with stand alone shower enclosure, WC, wash hand basin, radiator and double glazed window

Bedroom 2

12'6"x8'10" (+ robes) (3.8x2.7 (+ robes))



with double glazed window and radiator



Bedroom 3
9'10"x9'6" (3.0x2.9)



with double glazed window and radiator

Bedroom 4
9'2"x8'10" (max) (2.8x2.7 (max))
with double glazed window and radiator

Bathroom



with panel bath, WC, wash hand basin, radiator and double glazed window

EXTERIOR



To the front of the property is a block paved area for parking whilst to the rear is a landscaped, sizeable rear garden with lawn and patio areas,



Council Tax

Council Tax Band - The Council Tax Band is E

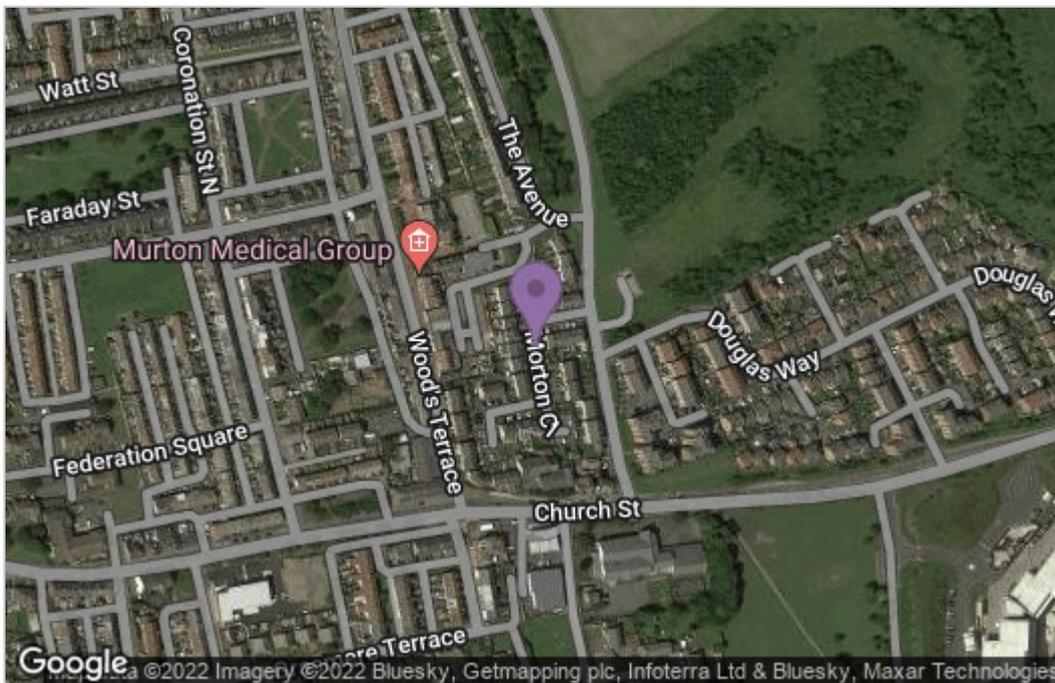
Water Meter Status

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

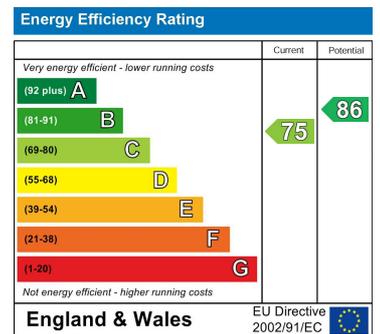
Floor Plan



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.