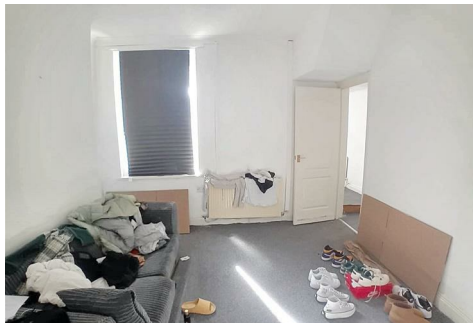
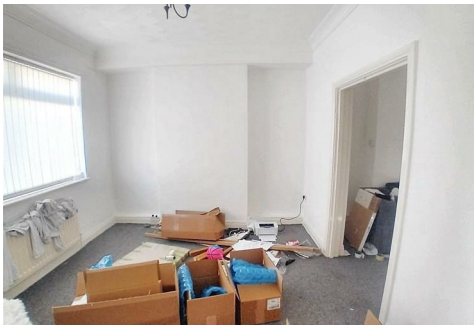




19 Granville Terrace, Durham, DH6 3JQ

Guide price £39,950

Guide Price £39,950+

Moovd Online Property Auctions welcome to the market For Sale via Option A – Unconditional Online Auction on 5th June 2025, this two bedroom mid terrace in the village of Wheatley Hill. The accommodation is offered for sale tenanted with a rental of £475 PCM, yielding an impressive 14.27% on the advertised Guide Price.

The layout briefly comprises: entrance porch, lounge, dining room, kitchen. To first floor are two double bedrooms and a family bathroom W.C. Externally is a rear yard with gated access.

Wheatley Hill is a small village on the outskirts of Durham and located close to the A19 corridor, Peterlee and Hartlepool.

The property would be a perfect purchase for the BTL investor and with an impressive yield, would be an excellent addition to a growing portfolio. An internal viewing is considered essential to appreciate and viewings are by appointment only.

Porch

Lounge 14'8" x 10'9" (4.49 x 3.28)

UPVc double glazed window to front, radiator, opening into Dining Room.

Dining Room 11'4" x 10'10" (3.46 x 3.31)

UPVc double glazed window to rear, radiator.

Kitchen 15'3" x 8'11" (4.65 x 2.72)

Two UPVc double glazed windows to side, door into rear yard, under stair storage cupboard, fitted with a range of base and wall units with contrasting work surface, stainless steel sink with tap and drainer unit, integrated electric oven and hob, splash back tiling, plumbed for washing machine.

First floor landing

Bedroom 1 15'3" x 10'10" (4.65 x 3.31)

UPVc double glazed window to front, radiator.

Bedroom 2 10'8" x 9'3" (3.26 x 2.84)

UPVc double glazed window to rear, radiator, storage cupboard.

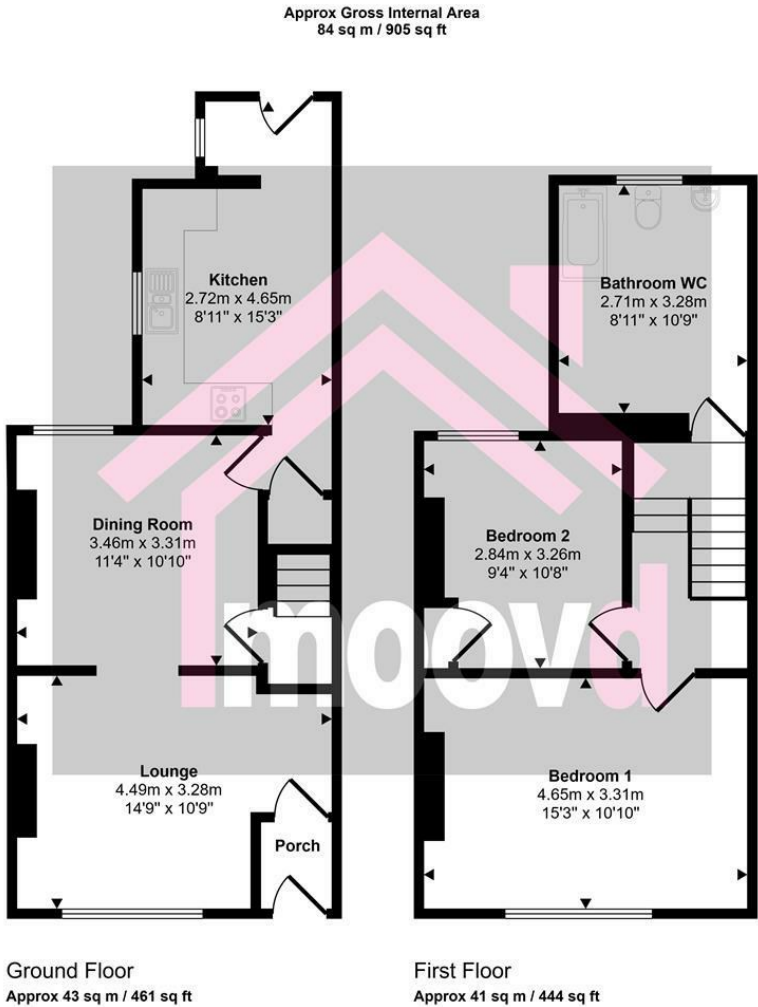
Bathroom

UPVc double glazed and frosted window to rear, white suite including paneled bath with shower over, pedestal hand basin, WC, splash back tiling and plastic cladding, radiator.

External

Rear yard with gated access.

Floor Plan



This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Area Map



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 firms employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Graph

