



## 6, Siemens Street, Ferryhill, County Durham, DL17 8NF

### Property description

Property features  
End Of Terrace  
Epc Rating = D  
Spacious Living Accommodation  
Double Bedrooms  
Modern Bathroom Wc


Good sized end of terrace property. The property briefly comprises entrance hallway, spacious open plan lounge/dining area and fitted kitchen. To the first floor two double bedrooms and a modern bathroom suite. The property benefits from a central heating system and Upvc double glazing.

Entrance Hallway  
Upvc entrance door. Central heating radiator. Staircase leading to the first floor.  
Lounge (3.6m X 3.7m)

Central heating radiator. Upvc double glazed window to the front. Feature fire surround. Archway leading into the dining area.



Lounge 11'9" x 12'1" (3.6 x 3.7)

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
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