

Total floor area 51.0 sq.m. (549 sq.ft.) approx.
 This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. The liability is taken for any error, omission or misstatement. It shall remain only upon its own responsibility. Plan produced for Your Move. Powered by www.floorplan.com

Flat 17, Louise House, Victoria Court, Sunderland, Tyne and Wear

Asking Price: £70,000
Leasehold



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**** City Centre Apartment ** Ground Floor **
Two Bedrooms ** Gated Development **
Secure Entry System ** Close to Sunderland
Uni ** Close to City Centre ** Excellent Access
to Transport Links **
Two bedroom apartment located on Louise
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Description

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Location

Royal Courts, is a large modern development of apartments set within its own private grounds, situated near to Sunderland city centre and the University. With access to an array of shops cafes, bars and restaurants and with Park Lane Station close by providing regional and national Bus/Train Services, including the Tyne and Wear Metro Station.

Communal entrance

Entrance Hall

Lounge

11'8" x 15'1" (3.56m x 4.6m)

Kitchen

9'9" x 6'4" (2.97m x 1.93m)

Bedroom One

10'3" x 11' (3.12m x 3.35m)

Bedroom Two

9'8" (max) x 10'7" (2.95m (max) x 3.23m)

Bathroom

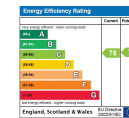
6'2" x 6'4" (1.88m x 1.93m)

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All Measurements
All Measurements are Approximate.

Laser Tape Clause
All measurements have been taken using a laser tape measure and therefore, may be subject to a small margin of error.

Floorplan Clause
Measurements are approximate. Not to Scale. For illustrative purposes only.



For full EPC please contact the branch.