



12 Helena House, Sunderland, SR2 7LL

Offers Over: £175,000 Leasehold

3 Total Bedrooms | 1 Reception Room | 2
Bathrooms



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Step into luxury in this stunning 3-bedroom apartment located in a prime location. This spacious and modern property offers a convenient lifestyle with its close proximity to local amenities, transport links, and schools. The apartment boasts a contemporary design with high-quality finishes and fixtures throughout. The open-plan living area is perfect for entertaining guests or relaxing with family, while the well-appointed kitchen is a chef's dream. The three bedrooms offer ample space



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Whilst every attempt has been made to ensure the accuracy of the floor plans contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or mis-statement. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. The services, systems and appliances listed in this specification have not been tested and no guarantee as to their operating ability or their efficiency can be given.

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

Although these particulars are thought to be materially correct their accuracy cannot be guaranteed and they do not form part of any contract.