



South View, Trimdon Grange

Trimdon Station



Offers Invited Between £55,000 And £65,000



15 South View

Trimdon Grange, Trimdon Station

Offers Invited Between £55,000 and £65,000 - For Sale With No Onward Chain - Welcome to South View, a spacious and inviting two-bedroom mid-terraced property nestled in the heart of Trimdon Grange. This charming home offers a convenient location, being in close proximity to various local amenities, including schools, shops, and public transport routes, making it an ideal choice for families, professionals, or investors. Comprises:

Entrance Hall: Leading you into the heart of the home, a well-proportioned lounge area is the perfect place to unwind and relax after a long day, offering a cozy atmosphere to spend quality time with loved ones.
Spacious dining room and a Kitchen: Boasting a functional layout and ample space for cooking and entertaining. The property has also had a full damp proof course throughout with a 20 year guarantee, please ask us for more details.

First-floor landing: Leading to two generously sized bedrooms, providing plenty of room and a family bathroom.

Externally: A front forecourt and rear enclosed yard provide a private outdoor space, ideal for summer barbecues.

Don't miss the opportunity to make South View your new home. To experience the charm and comfort this property has to offer, please call our office to arrange a viewing on 01325 728332.

Council Tax band: A

Tenure: Freehold



Hallway

15'5" x 3'4"

Lounge

14'3" x 11'1" (4.37 x 3.39 m)

Dining Room

12'2" x 15'3" (3.72 x 4.66 m)

Kitchen

13'9" x 6'3" (4.21 x 1.92 m)

Landing

Bedroom 1

12'0" x 15'1" (3.68 x 4.61 m)

Bedroom 2

12'2" x 8'4" (3.72 x 2.55 m)

Bathroom

9'6" x 5'5" (2.91 x 1.66 m)





YARD

Rear enclosed low maintenance yard, front low maintenance enclosed garden









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Ground Floor



Floor 1

Approximate total area⁽¹⁾

886.79 ft²


82.39 m²

Reduced headroom

3.13 ft²

0.29 m²

(1) Excluding balconies and terraces

 Reduced headroom
(below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE 360



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