



15 Egerton Grove, Newton Aycliffe

Newton Aycliffe



In Excess of £210,000



## 15 Egerton Grove

Newton Aycliffe, Newton Aycliffe

Two bedroom detached bungalow, comprise an entrance hall, cloak room / WC, spacious lounge, dining room to kitchen, with integrated oven and hob and a range of base and high-level units. Two double bedrooms and a wet room. Externally well established Gardens to front and rear. Driveway to side leading to single garage. for sale with no onward chain. situated in the popular Woodham area of Newton Aycliffe.

Council Tax band: C

- Spacious Two Bedroom Bungalow
- Single Detached Garage, Ample Off Street Parking
- Shower room
- Front & Rear Gardens
- Energy Performance Certificate: TBC



#### Entrance Hall

4'9 x 4'4(1.46 x 1.34m)

#### W/c

4'9 x 5'4 (1.46 x 1.64m)

#### Lounge

18'10 x 12'6 (5.76 x 3.82m)

#### Dining room

7'10 x 9'11 (2.97 x 3.04m)

#### Kitchen

9'8 x 9'11 (2.97 x 3.04m)

#### Rear Hallway

7'4 x 3'0 ( 2.24 x 0.93m)

#### Bedroom 1

13'6 x 9'11 (4.13 x 3.04m)

#### Bedroom 2

10'3 x 12'5 (3.14 x 3.81m)

#### Bathroom

6'11 x 6'2 (2.11 x 1.90m)

#### Garage

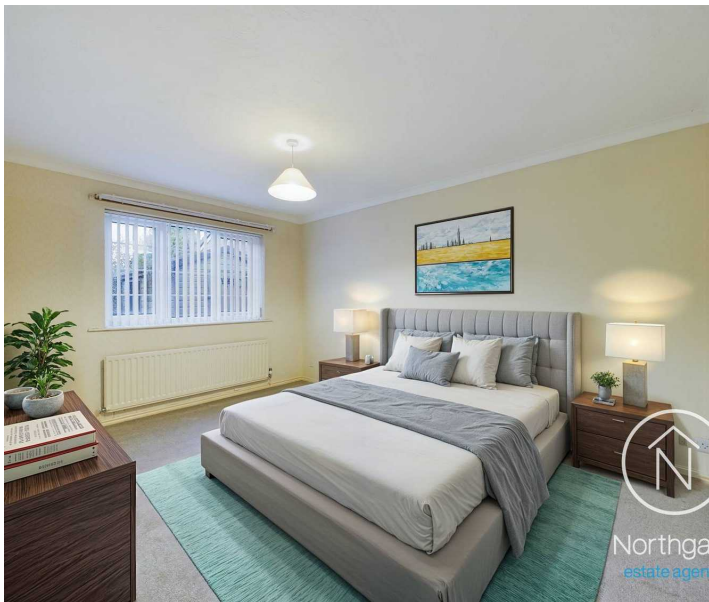
Single Garage

#### Garage

Triple Garage

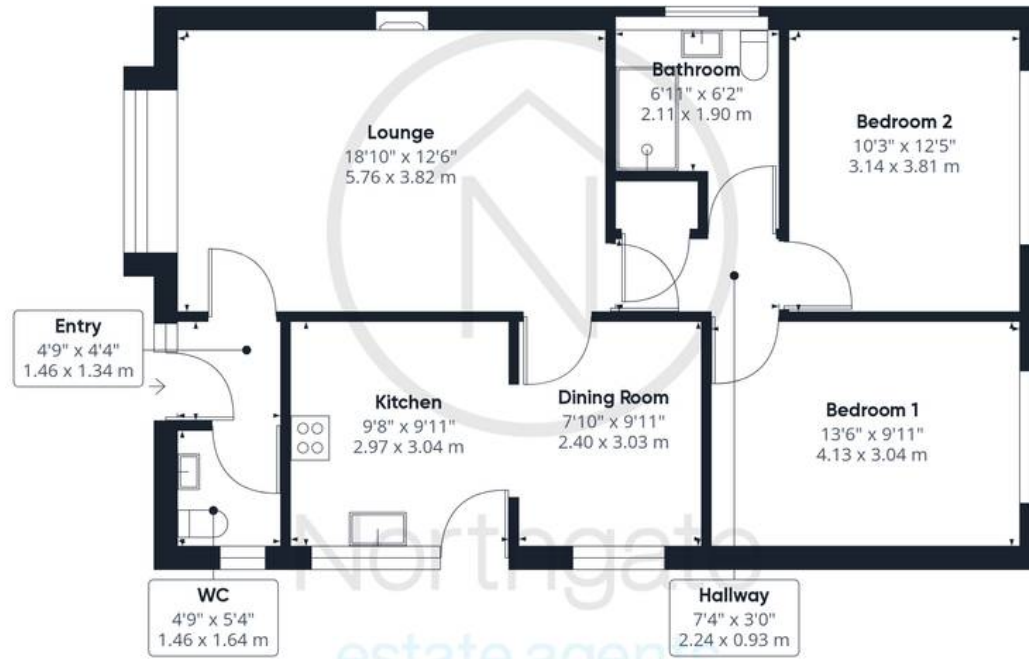
#### Front Garden

Rear Garden





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Ground Floor Building 1



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Ground Floor Building 2

**Approximate total area<sup>(1)</sup>**

976.5 ft<sup>2</sup>

90.72 m<sup>2</sup>

(1) Excluding balconies and terraces

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

Calculations are based on RICS IPMS 3C standard.

GIRAFFE360



## Northgate - County Durham

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