



Front Street

Fishburn TS21 4AN

Offers In The Region Of £154,995





This footer paragraph is an example only and should not be relied upon as complying with current legislation. These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.



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Front Street

Fishburn TS21 4AN



- Fully refurbished to a high standard
- EPC RATING - D
- Luxurious refitted bathroom

- Beautifully finished throughout
- Three bedrooms
- Recently upgraded central heating system

- Must be viewed for full appreciation
- Recently fitted kitchen
- Recently fitted UPVC double glazing

SOLD STC - SIMILAR PROPERTIES REQUIRED!

Situated in the village of Fishburn and enjoying a lovely location overlooking the village green, Venture Properties are delighted to offer for sale with no onward chain, this deceptively spacious home which has been fully refurbished to a high standard offering impressive living accommodation throughout.

The generous floor plan comprises to the ground floor of an entrance porch leading to the hall with access to the living room having a feature fireplace, a superb open plan dining and family room with feature fireplace and stove and a recently refitted kitchen. To the first floor there are two generous double bedrooms, a further well proportioned single bedroom and a luxurious recently refitted family bathroom. Externally there is a low maintenance garden to the rear, parking and a double garage. The property benefits from a recently installed central heating system with oil fired combi boiler and recently fitted UPVC double glazed windows.

Fishburn enjoys a wide range of local amenities and has excellent transport links to both Teesside and Durham. It is also located close to the nearby Hardwick Park, which offers lovely walks through it's historic parkland.

Viewing comes highly recommended for full appreciation.

GROUND FLOOR

Entrance Porch

Entered via a composite door. With panelled walls, coving and an internal door to the hall.

Hall

A welcoming hallway with stairs leading to the first floor, coving and radiator.

Living Room

14'4" x 11'0" (4.38 x 3.37)

Spacious living room having a UPVC double glazed window to the front, feature fireplace housing an electric fire, coving and radiator.

Open Plan Dining and Family Room

17'4" x 12'4" (5.30 x 3.77)

A lovely open plan reception room which is perfect for family living and entertaining. Having UPVC double glazed french doors opening to the rear garden, a fireplace housing a stove, exposed beams, panel radiator and storage cupboard.

Kitchen

12'4" x 7'10" (3.78 x 2.41)

A superb recently refitted kitchen comprising of a comprehensive range of quality wall and floor units having coordinating worktops incorporating a stainless steel sink and drainer unit with mixer tap, a cooker with extractor over, a washer/dryer and fridge/freezer. Further features include UPVC double glazed windows to the rear and side and a panel radiator.

FIRST FLOOR

Landing

With access to the loft and coving.

Bedroom One

13'11" x 10'2" (4.25 x 3.10)

Generous double bedroom with a UPVC double glazed window to the front, feature fireplace, coving and radiator.

Bedroom Two

13'0" x 10'3" (3.98 x 3.13)

Spacious double bedroom with a UPVC double glazed window to the rear, coving and radiator.

Bedroom Three

8'0" x 6'11" (2.44 x 2.11)

A further well proportioned bedroom with a UPVC double glazed window to the front, coving and radiator.

Bathroom/WC

7'10" x 6'10" (2.41 x 2.10)

A luxurious, recently refitted bathroom comprising of a roll top bath with hand held mixer shower, shower cubicle with electric shower, pedestal wash basin and WC. Having panelled walls, a heated towel rail, recessed spotlighting and UPVC double glazed opaque window to the rear.

EXTERNAL

To the rear of the property is an enclosed, low maintenance garden, as well as parking.

Double Garage

Situated to the rear of the property with an electric door, power and lighting.



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of floors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Property Information

EPC RATING - D : COUNCIL TAX BAND - A : TENURE - FREEHOLD

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