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Harthope Grove Bishop Auckland, DL14 0SQ

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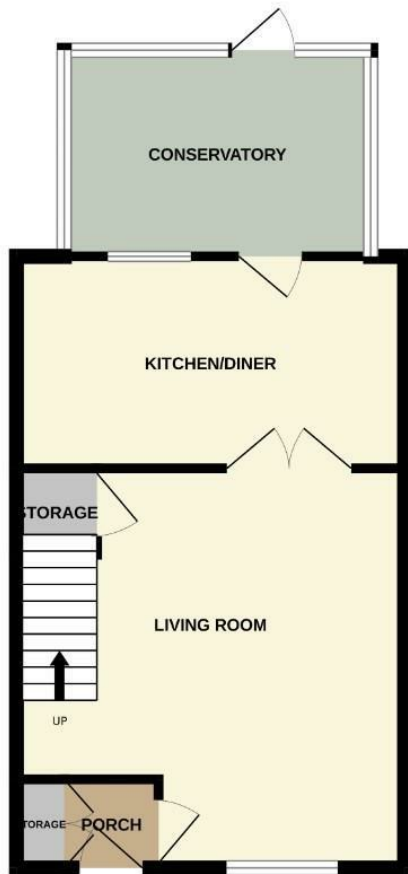
Asking Price £110,000

Three bedroomed end of terrace family home located on Harthope Grove, a sought after location on the outskirts of Bishop Auckland. Situated just a short distance from both Bishop Auckland's town centre and Tindale's retail park, the location allows access to a large array of amenities, including supermarkets, healthcare services and shops. There is also a great range of primary and secondary schools nearby and an extensive public transport system, providing access to both the neighbouring villages as well as to further afield places including Darlington , Durham, Newcastle and York. It is also great for commuters with easy access to the A688.

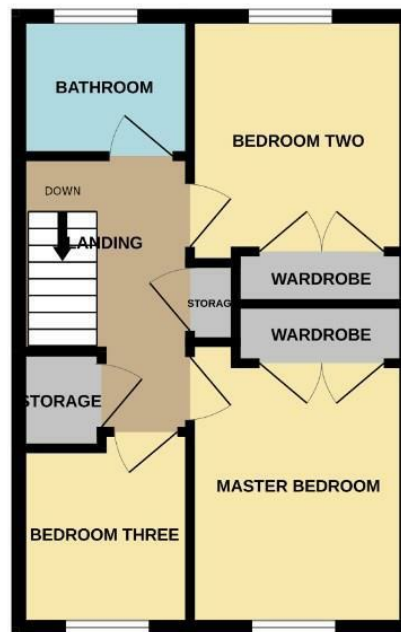
In brief the property comprises; an entrance hall leading through into the living room, kitchen/diner and conservatory to the ground floor. The first floor contains the master bedroom, two further bedrooms and family bathroom. Externally there is a lawned garden to the front, whilst to the rear there is a low maintenance enclosed garden, with artificial lawn, patio area ideal for outdoor furniture. There is a single garage with up and over door.

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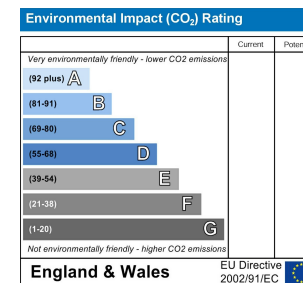
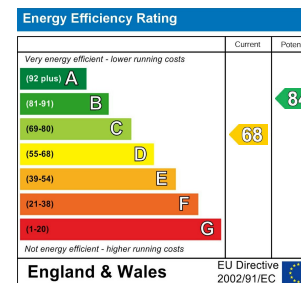
GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. 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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### Living Room

15'10" x 12'1"

Bright and spacious living room located to the front of the property, benefiting from neutral decor, ample space for furniture and large window allowing plenty of natural light.

### Kitchen/Diner

13'1" x 8'5"

The kitchen is fitted with a range of wall, base and drawer units, complementing work surfaces, splash backs and sink/drain unit. Benefiting from an integrated oven, hob and overhead extractor hood, along with space for further free standing appliances along with a table and chairs.

### Conservatory

12'1" x 8'2"

The conservatory is located to the rear of the property, providing a further seating area overlooking the garden.

### Master Bedroom

The master bedroom is a spacious double bedroom with built in wardrobes, and window to the front elevation.

### Bedroom Two

The second bedroom is a further good size bedroom with built in wardrobes. Window to the rear elevation.

### Bedroom Three

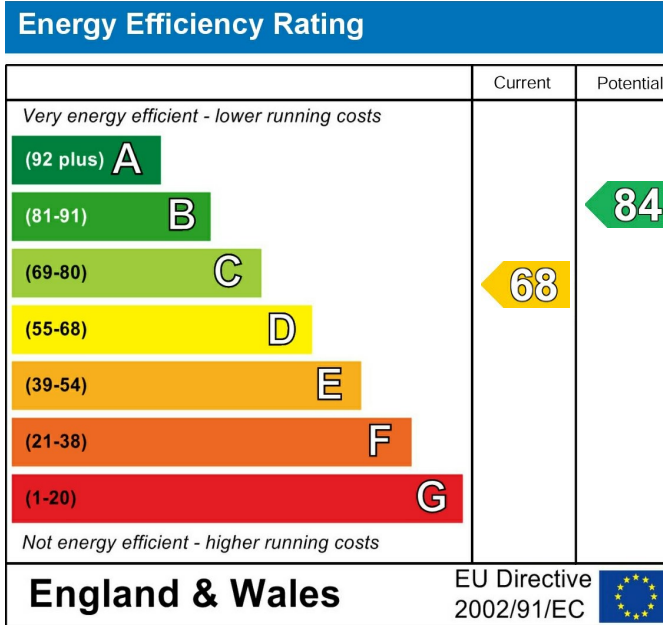
The third bedroom is a single room with window to the front elevation.

### Bathroom

The bathroom contains a panelled bath, WC and wash hand basin. Opaque window to the rear elevation.

### External

Externally there is a lawned garden to the front, whilst to the rear there is a low maintenance enclosed garden, with artificial lawn, patio area ideal for outdoor furniture. There is a single garage with up and over door.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.





