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Celandine Way Shildon, DL4 2DT



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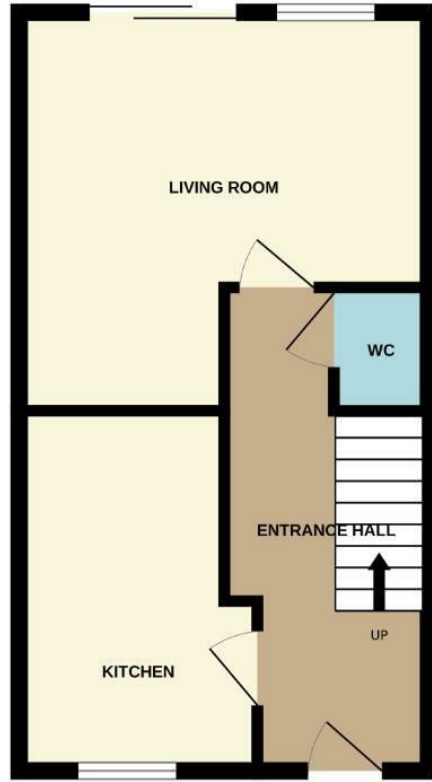
Price £100,000

Three bedroomed semi detached property located on Celandine Way in Shildon. Located just a short distance from local amenities as well as Tindale Retail Park and Bishop Auckland's town centre which allows for access to supermarkets, retail stores, food outlets and healthcare services. There is an extensive public transport system in the area allowing for access to not only the neighbouring towns and villages, but to further afield places such as Darlington, Durham and Newcastle. Situated just a short distance from the A6072 which leads to the A68 and then the A1(M) both North and South.

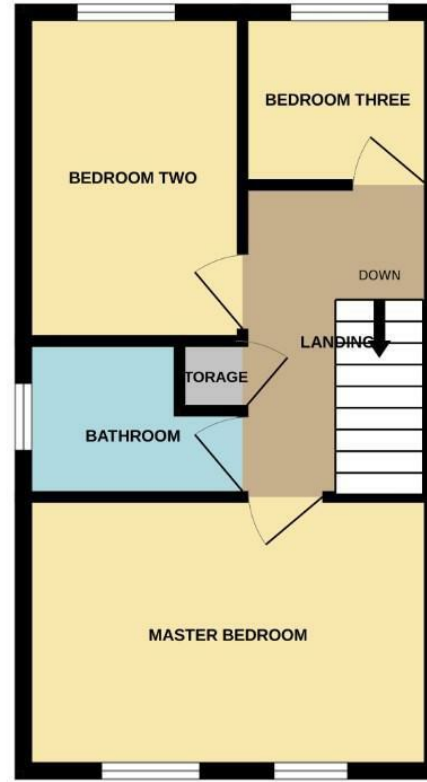
In brief the property comprises; an entrance hall leading through into the kitchen, living room and cloakroom to the ground floor. The first floor contains the master bedroom, two further bedrooms and bathroom. Externally the property has an gravelled driveway to the front, along with enclosed lawned garden to the rear.

Hunters Bishop Auckland 147-149 Newgate Street, Bishop Auckland, DL14 7EN | 01388 311582  
bishopauckland@hunters.com | www.hunters.com

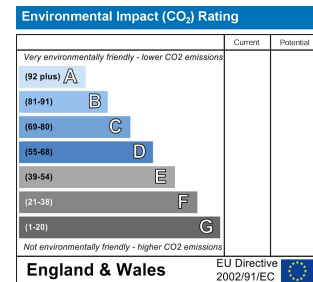
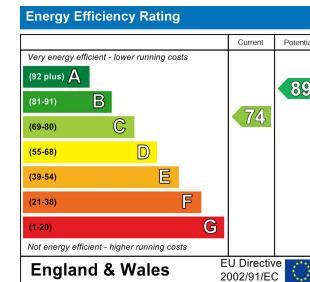
GROUND FLOOR



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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**Kitchen**

12'1" x 6'10"

The kitchen is fitted with a range of wall, base and drawer units, complementing work surfaces, tiled splash backs and sink/drain unit.

**Living Room**

13'8" x 13'5"

Spacious living room located to the rear of the property, with ample space for furniture and French doors leading out into the garden.

**Cloakroom**

Cloakroom fitted with a WC and wash hand basin.

**Master Bedroom**

13'8" x 9'3"

The master bedroom provides space for a double bed, further furniture and window to the front elevation.

**Bedroom Two**

10'4" x 6'6"

The second bedroom is another double bedroom with window to the rear elevation.

**Bedroom Three**

7'4" x 6'10"

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

**Bathroom**

7'2" x 5'4"

The bathroom is fitted with a panelled bath, WC and wash hand basin.

**External**

Externally the property has an gravelled driveway to the front, along with enclosed lawned garden to the rear.

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.









