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8 Grange Hill Farm Grange Hill, Bishop Auckland, DL14 8EG

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£1,400 Per Month

This spacious four bedrooled property is located at Grange Hill, a working farm, overlooking the countryside surrounding the town of Bishop Auckland. This property offers a private south facing garden and gated driveway. Also included with this property is the provision for unlimited heating and hot water, water charges and full internet access. The property also has the benefit of solar panels which reduce electricity costs.

Grange Hill in Bishop Auckland is only approx. 1.5 miles from Bishop Auckland's town centre which provide access to a variety of facilities which range from restaurants, cafes, supermarkets as well as having an extensive range of popular high street stores. The A689 is nearby and leads to the A1(M) both North and South, whilst there is also public transport in the area allowing access to neighbouring towns such as Bishop Auckland, Shildon, Durham City and Darlington. Local amenities such as Prince Bishops Community Primary School and local shops are available within the neighbouring villages.

In brief this property offers a large entrance/cloakroom, offering provision for a washing machine, tumble drier, sink and storage. Adjacent to the utility room is a newly fitted kitchen with cooker and a large central island, this room offers an open plan kitchen / dining room / living room. A spacious hallway leads to a downstairs shower room / WC. There is a further reception room with fitted units and a working log burning stove. To the first floor, Four large double bedrooms and a large family bathroom. Externally there is a secure garage and parking available beyond the gate to the rear of the property. The walled garden is an impressive size and is private and secure, with an elevated, south facing view of the countryside looking over the town of Bishop Auckland.

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Living Room/Dining Room/Kitchen

Kitchen has newly fitted cream units with walnut worktops. Benefits from a cooker with extractor fan. Ceramic white 3/4 sink. Plumbing for a dishwasher and space for fridge/freezer. Large central island with further storage. This large room benefits from natural light from 3 aspects and a newly fitted oak effect laminate flooring throughout.

Second Living Room

An impressive size with a log burning stove with oak mantel and fitted storage and shelving.

Utility Room

Large entrance cloakroom, with fitted units and provision for a washing machine and tumble drier, sink and worktop. Space for further fridge/freezer.

Downstairs Shower room

This room offers a spacious shower cubicle, sink and WC and tiled floor area

Master Bedroom

Large double bedroom with dual aspect windows, fitted cupboard. Space for king size bed, wardrobe and extra furniture

Bedroom Two

Large double bedroom with double windows, space for king size bed, wardrobe and extra furniture.

Bedroom Three

Double bedroom with views overlooking the countryside.

Bedroom Four

Double bedroom with views overlooking the garden

Family Bathroom

Newly fitted suite, extra large bath, with overhead mains fed shower, WC and wash hand basin. This room benefits from a large window and space for storage.

Garden

South facing garden with gravelled driveway and concrete areas for BBQ. Private garden is fenced and walled with a entrance gate.

Parking

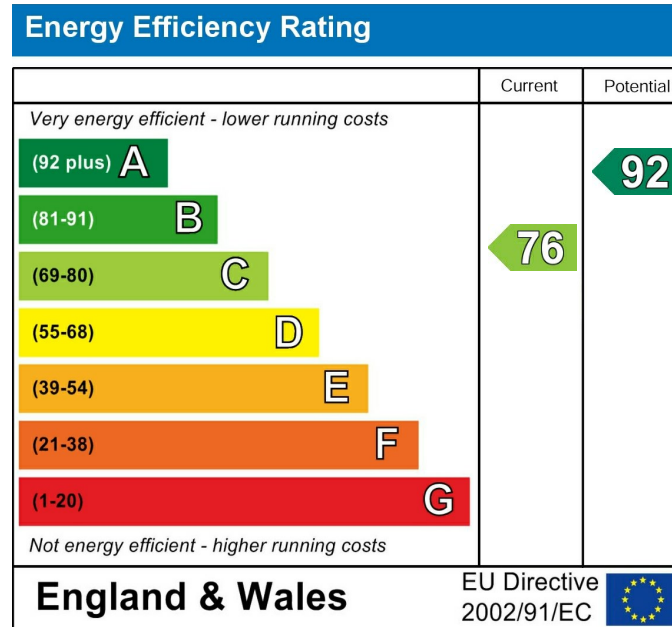
Gated parking for two/three cars directly outside the rear of the property.

Garage

A large garage attached to the property with lockable double doors.

RENT INCLUDES

Biomass heating system for unlimited heating and hot water. Water rates. Full internet service. Solar panels to reduce electricity costs.



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.







