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Castlefields Toft Hill, DL14 0HU

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£1,200 Per Month

Modern four bedroomed, detached family home available to rent on Castlefields in Toft Hill. Benefiting from being freshly decorated and new carpets. The property also has new radiators, new blinds and new patio doors. The property is situated within easy reach of local amenities such as an Ofsted Rated Outstanding Primary School, two nurseries, Methodist Church and village pub, whilst further amenities such as supermarkets, popular high street stores and food outlets are located in the nearby towns Bishop Auckland and West Auckland. Located on the A68, ideal for commuters, it leads to the A1(M) and A688. The village is surrounded by open countryside, farmers fields, rolling hills and public walks.

In brief the property comprises; an entrance hall leading through into the open plan living room/dining room, kitchen, utility room and cloakroom to the ground floor. The first floor contains the master bedroom, en-suite, three further bedrooms and family bathroom. Externally the property has a single garage with new electric door and double drive to the front providing ample off street parking. To the rear there is a large garden mainly laid to lawn along with a patio area ideal for outdoor furniture.

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**Living Room**

The living provides ample space for furniture, with neutral decor and large window to the front elevation.

**Dining Room**

Open plan leading on from the living room, with space for a table and chairs, further furniture and new patio doors to the rear lead into the garden,

**Kitchen**

The kitchen is fitted with a range of wood effect wall, base and drawer units, complementing work surfaces, tiled splash backs and sink/drainage unit. Integrated cooker and hob, together with new washing machine and new dishwasher.

**Utility Room**

The utility room provides additional storage space and room for further appliances.

**Cloakroom**

Fitted with a WC and wash hand basin.

**Master Bedroom**

The master bedroom provides space for a king sized bed, along with further furniture and window to the front elevation.

**Ensuite**

The ensuite contains a single shower cubicle, WC and wash hand basin.

**Bedroom Two**

The second bedroom is another spacious double bedroom.

**Bedroom Three**

The third bedroom is a double bedroom.

**Bedroom Four**

The fourth bedroom is a single room.

**Bathroom**

The bathroom contains a panelled bath, WC and wash hand basin.

**External**

Externally the property has a single garage with new electric door and double drive to the front providing ample off street parking. To the rear there is a large garden mainly laid to lawn along with a patio area ideal for outdoor furniture.

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.















