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16, Lincoln Drive Willington, DL15 0PR

## Lincoln Drive Willington, Crook, DL15 0PR

### Offers In Excess Of £80,000

Modern and newly refurbished two bedroomed semi detached family home located on Lincoln Drive, Willington. The property benefits from a new kitchen, bathroom, flooring and decor throughout and is offered to the market for sale with no onward chain. Ideal for first time buyers, families and investors alike. The property is situated just a short distance from the local amenities as well as having both primary and secondary schools in the town. The neighbouring towns of Crook and Bishop Auckland provide further amenities, as well as having an extensive public transport system not only the surrounding towns and villages but to further afield places such as Durham, Darlington and Newcastle. For commuters, the A690 leads to the A1 (M) both North and South.

In brief the property comprises; an entrance hall leading through into the open plan living room/dining room and kitchen to the ground floor. The first floor contains the master bedroom, further bedroom and bathroom. Externally the property has an enclosed lawned garden to the rear, along with patio area ideal for outdoor furniture. Whilst to the front on street parking is available.

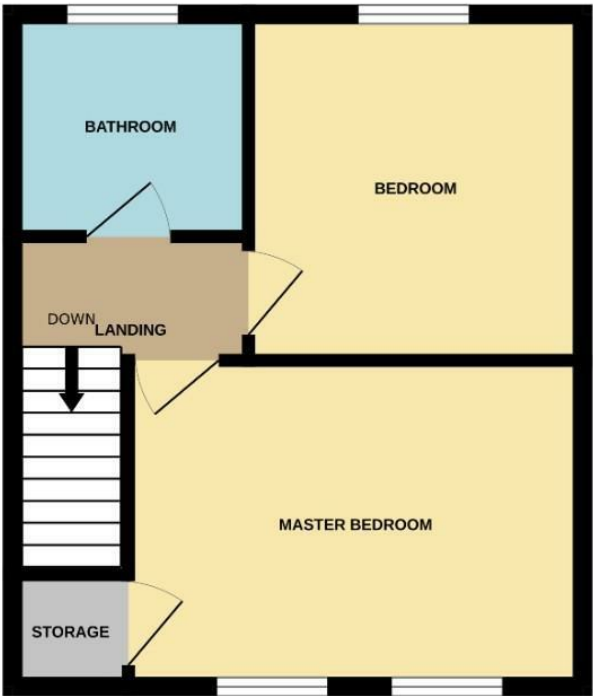
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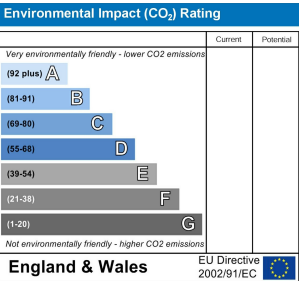
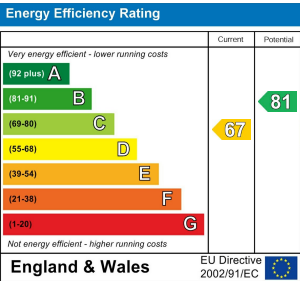
GROUND FLOOR



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**

20'0" x 9'6"  
Bright and spacious living room with neutral decor, new carpets and dual aspect windows providing lots of natural light.

**Kitchen**

11'0" x 7'5"  
The kitchen has been fitted with a new range of modern wall, base and drawer units, complementing work surfaces, tiled splash backs and sink/drain unit. Fitted with an integrated oven, hob and overhead extractor hood along with space for further free standing appliances.

**Master Bedroom**

14'11" x 9'2"  
The master bedroom provides space for a king sized bed, further furniture, built in storage cupboard and two windows to the front elevation.

**Bedroom Two**

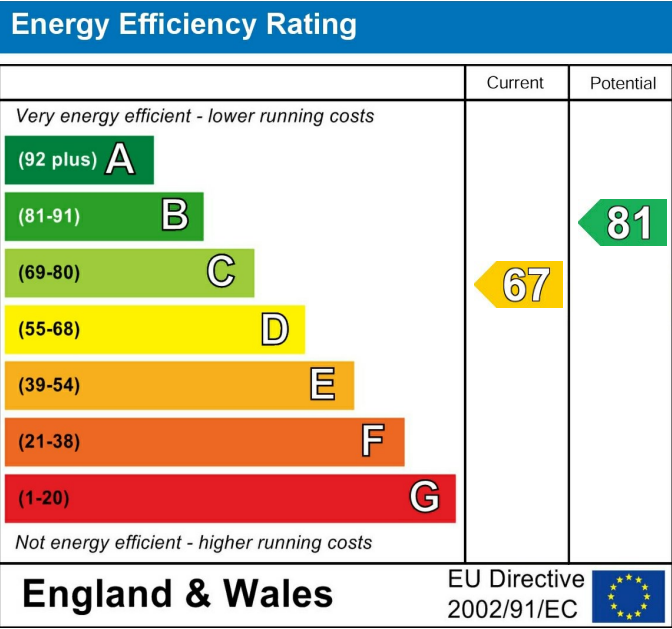
10'8" x 9'10"  
The second bedroom is another spacious double bedroom with window to the rear elevation.

**Bathroom**

7'1" x 5'5"  
The bathroom has been recently renovated, containing a panelled bath with overhead shower, WC and wash hand basin.

**External**

Externally the property has an enclosed lawned garden to the rear, along with patio area ideal for outdoor furniture. Whilst to the front on street parking is available.



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.









