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Raby Gardens Shildon, DL4 1NF

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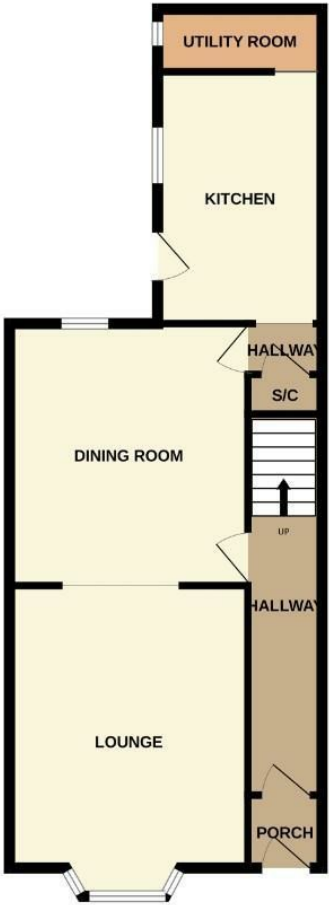
Offers In Excess Of £90,000

Two bedroomed family home located in Raby Gardens, ideal for first time buyers and families alike. Located just a short distance from the town centre provides ample amenities, whilst there is an extensive public transport system in the area providing access to not only the neighbouring towns and villages but to further afield places such as Darlington, Durham and Newcastle. The A689 is nearby and leads to the A1(M) both North and South, ideal for commuting.

In brief the property comprises; an entrance hall leading through to the living room, dining room and kitchen to the ground floor. The first floor contains the two bedrooms and family bathroom. Externally the property has on street parking to the front, along with a enclosed rear yard and storage shed to the rear. Across the rear lane there is a large garage with up and over door.

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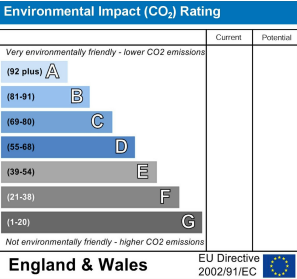
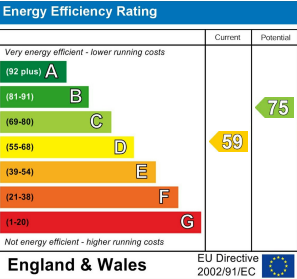
GROUND FLOOR



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.
Made with Metropix 6/2025



Living Room

12'5" x 11'11"

Spacious and bright living room located to the front of the property, with ample space for furniture and bay window to the front elevation providing lots of natural light.

Dining Room

13'8" x 12'7"

The second reception room is another good size, with space for a table and chairs, further furniture and access leading through into the kitchen.

Kitchen

16'4" x 7'10"

The kitchen contains a range of modern wall, base and drawer units, complementing work surfaces, tiled splash backs and sink/drain unit. Space is available for free standing appliances and access into the utility area.

Master Bedroom

14'1" x 11'9"

The master bedroom provides space for a king size bed, built in wardrobes and window to the front elevation.

Bedroom Two

13'8" x 10'0"

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

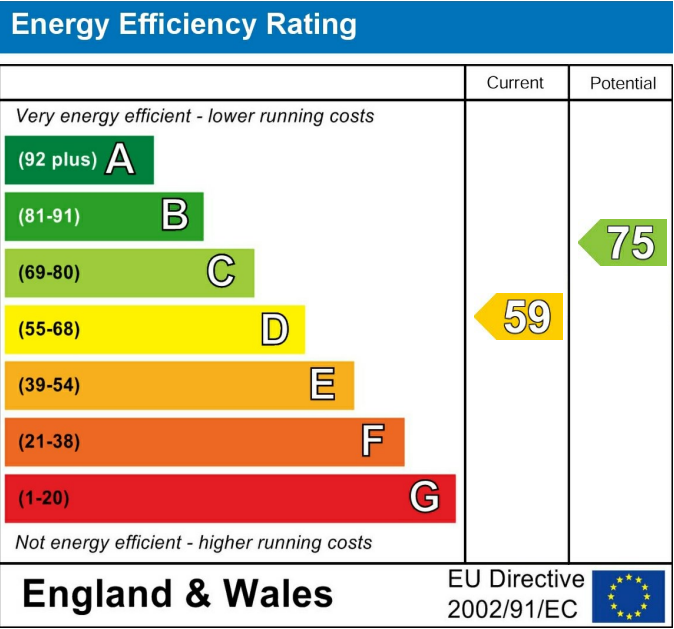
Shower Room

15'8" x 7'10"

The shower room contains a double shower cubicle, WC and wash hand basin.

External

Externally the property has on street parking to the front, along with a enclosed rear yard and storage shed to the rear. Across the rear lane there is a large 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.





