

KAN MOVE

Estate Agents

4 bed Semi Detached House for sale - £280,000

Attwood Terrace, TUDHOE- Spennymoor



Council Tax Band: C

EPC Rating:

****RARE TO THE MARKET**** WOW!! Kan Move are loving this stunning three bedroom semi detached house, To a very high standard throughout this property is a credit to the current owners. Situated in Tudhoe, having commuting access to the A1, with a short driving distance and main bus route to Durham City, close to local schools and amenities. This stunning property benefits from many reception rooms including entrance vestibule into a hallway, lounge with bay window, dining room, study/day room, a beautiful fitted kitchen/breakfast room, garden room, ground floor cloaks, first floor comprising of three bedrooms and family bathroom, stunning featured spiral staircase to the loft with en-suite. Externally is a large drive to the front with a garden, side access is to the rear mature garden with timber sheds, Decking patio area over looking superb rural views. This property really is a credit to the current owners and has to be seen to be appreciated! Viewing by Appointment Only.

2 Bathrooms

4 Beds



- PRESENTED TO A HIGH STANDARD THREE BEDROOM SEMI DETACHED HOUSE
- LARGE KITCHEN/BREAKFAST
- SPIRAL STAIRCASE TO LOFT

- GROUND FLOOR W/C CLOAKS
- FOUR RECEPTION ROOMS
- GARDEN WITH OPEN RURAL VIEWS TO THE REAR

SCAN FOR DETAILS

Entrance Vestibule

UPVC Double glazed entrance door into vestibule, feature tiled flooring, half glazed door to hallway.

Hallway

Hallway, large understairs storage cupboard, Original brick feature wall.

Lounge 15' 0" x 13' 0" (4.57m x 3.96m) plus bay window.

UPVC Double glazed bay window to the front and side, gas fire with feature surround and hearth.

Dining Room 13' 0" x 13' 0" (3.96m x 3.96m)

UPVC Double glazed window to side, feature fire surround with inset, tiled hearth. Double doors into the Kitchen/Breakfast, Door into Reception room/Day room.

Study/ Reception Room 9' 0" x 10' 0" (2.74m x 3.05m)

UPVC Double glazed window to front, This room is currently used as the day room.

Kitchen/Breakfast Room 20' 0" x 10' 0" (6.09m x 3.05m)

UPVC Double glazed window to rear, matching wall, base units and drawers, plumbing for washing machine, dishwasher, space for fridge/freezer, integrated microwave, cupboard housing the boiler, included in the sale is a rangemaster gas Five ring top cooker with double electric oven and matching extractor hood, tiled splash backs, stainless steel 1 1/2 bowl sink unit with mixer tap, original wood feature beam to the wall, velux window and spot lights to ceiling. Carpet is currently down in the kitchen, underneath is ceramic tiles.

Garden Room 10' 0" x 10' 0" (3.05m x 3.05m)

UPVC Double glazed french doors out to the garden, velux window, UPVC Double glazed window to side

Rear Lobby

Double storage cupboard, rear UPVC full glazed door out to the decking patio area and garden.

Ground Floor W/C Cloaks

Vanity unit, wash hand basin, back to wall W/C, UPVC Double glazed window to rear, tiled floor. Chrome wall mounted heated towel rail.

Landing

Sky light, spiral staircase to the loft, Velux window

Bedroom One 13' 0" x 13' 0" (3.96m x 3.96m) into Alcove

UPVC double glazed window to front, cast feature fire surround.

Bedroom Two 13' 0" x 13' 0" (3.96m x 3.96m) into Alcove

UPVC Double glazed window to rear.

Bedroom Three 6' 0" x 9' 0" (1.83m x 2.74m)

UPVC Double glazed window to front.

Family Bathroom

UPVC Double glazed window to rear, shower cubicle with shower off the mains with upvc double glazed window to the side, large bath with mixer shower tap, vanity unit, wash hand basin with mixer tap, part tiled walls, spot lights to ceiling.

Loft

Small landing space with access to loft room and en-suite, velux windows, storage cupboards.

En-suite to Loft

Vanity unit, back to wall W/C, wash hand basin, Shower cubicle with shower off the mains.

Externally

Driveway to the front and garden, side access to the rear mature garden with decking patio area, timber sheds. Outside water taps, open rural views.



These details are for guidance only and complete accuracy cannot be guaranteed. If there is at any point, which is of particular importance, verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs are NOT necessarily included. Interested Parties are advised to check availability and make an appointment to view before travelling to see a property.

GROUND FLOOR
1005 sq.ft. (93.3 sq.m.) approx.

1ST FLOOR
591 sq.ft. (54.9 sq.m.) approx.

2ND FLOOR
374 sq.ft. (34.7 sq.m.) approx.



77 ATTWOOD TERRACE

TOTAL FLOOR AREA: 1970 sq.ft. (183.0 sq.m.) approx.

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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