

KAN MOVE

Estate Agents

Two bed Detached Bungalow for sale - £290,000

Greenhills, BYERS GREEN- Spennymoor



Council Tax Band: D

EPC Rating: B

VILLAGE LOCATION set within a small private residential development of BYERS GREEN on the outskirts of Spennymoor. Bishop Auckland. Superbly presented TWO Bedroom detached bungalow, a credit to the current owners this bugalow has been well maintained throughout. Offering entrance porch into the Hallway with tiled flooring, flows through to Bedroom One with En-suite, Bedroom Two with bay window to the front, well appointed bathroom, Lounge to rear with French doors out to the mature garden and patio, Kitchen/Breakfast with intergrated appliances and a dining room. The property benefits from Solar panels that are owned not leased. Mature gardens to the front and rear. Long driveway for ample parking to single garage.

****Viewing by appointment only****

2 Bathrooms

2 Beds



SCAN FOR DETAILS

- SUPERB TWO BEDROOM DETACHED BUNGALOW
- SPACIOUS LOUNGE WITH FRENCH DOORS OUT TO GARDEN
- KITCHEN/BREAKFAST AND

- MAIN BEDROOM WITH EN-SUITE
- GARDENS TO FRONT AND REAR
- LONG DRIVE TO SINGLE GARAGE

Entrance Porch way into Hallway

Composite door enters into the porch way with tiled flooring. The hallway has two storage cupboards with loft access having pull down ladder that is part boarded with light.

Kitchen/Breakfast 11' 0" x 12' 0" (3.35m x 3.65m)

UPVC Double glazed window to rear, composite door out to rear garden, matching wall, base units and drawers, One 1/2 bowl stainless steel sink unit with mixer tap, gas hob, eye level electric oven and microwave, integrated dishwasher, washing machine/drier, fridge and freezer.

Dining Room 10' 0" x 11' 0" (3.05m x 3.35m)

Flowing through from the kitchen/Breakfast into a dining room. UPVC Double glazed window to side.

Lounge 14' 0" x 14' 0" (4.26m x 4.26m) plus bay window

UPVC Double glazed french doors to rear garden, LVT flooring, Feature Oak beam with log burner set into a tiled inset with hearth.

Bedroom One 11' 0" plus fitted wardrobes x 13' 0" (3.35m x 3.96m)

UPVC Double glazed window to front, fitted wardrobes, En-suite

En-suite

UPVC Double glazed window to side, double shower cubicle with shower off the mains, gloss grey wall mounted vanity unit, W/C, wash hand basin with mixer tap, tiled floor and walls, chrome heated towel rail.

Bedroom Two 10' 0" plus fitted wardrobes x 13' 0" (3.05m x 3.96m) plus bay window

UPVC Double glazed bay window to front. Fitted robes.

Bathroom

UPVC Double glazed window to side, vanity unit with mixer tap and W/C, fully tiled walls, wall mounted heated chrome towel rail, tiled flooring, bath with shower over off the mains.

Externally

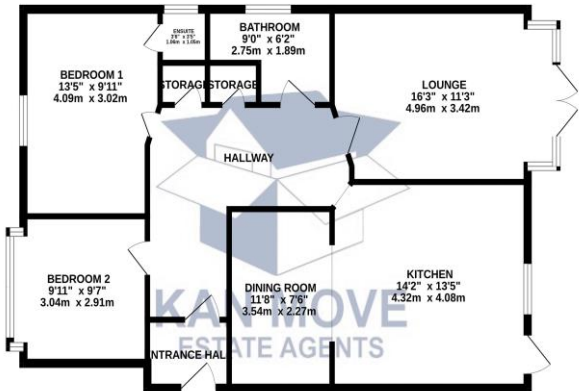
Long driveway offering ample parking to single garage with power and light, Wall mounted Boiler. Mature gardens to the front and rear with patio area.



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.

Score	Energy rating	Current	Potential
92+	A		
81-91	B	89 B	90 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

GROUND FLOOR
911 sq.ft. (84.6 sq.m.) approx.



14 GREENHILLS, BYERS GREEN
TOTAL FLOOR AREA: 911 sq.ft. (84.6 sq.m.) approx.
While every effort has been made to ensure the accuracy of the floor plan, measurements of plots, buildings, roads and any other details are approximate and no responsibility is taken for any errors or omissions. This plan is for illustrative purposes only and should not be used as a basis for any property purchase. The layout, fixtures and fittings shown here are not intended to be guaranteed as to their quantity or efficiency can be given. Made with Mapbox 5/2023



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