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12 Arkless Grove, The Grove, Consett, DH8 8AB

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Offers Over £245,000

Presenting an immaculate detached house, offered for sale in a truly sought-after location. This superb property boasts four well-proportioned bedrooms, making it an exceptional choice for first-time buyers and families alike. The master bedroom features an en-suite and built-in wardrobes, ensuring comfort and convenience, while the second double bedroom also benefits from built-in wardrobes. A further double and a single bedroom provide versatile accommodation for family members or guests.

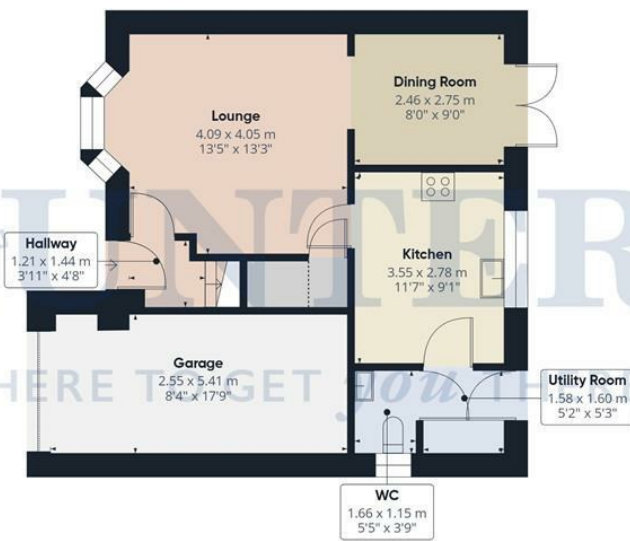
Enhancing the property's appeal are two generous open-plan reception rooms, each with large windows that flood the space with natural light and offer seamless access to the garden. These versatile living areas are perfect for entertaining or relaxing with loved ones, effortlessly blending indoor and outdoor living.

The well-appointed kitchen is a standout feature, complete with a utility room, ample natural light, and dedicated dining space. This layout is ideal for busy family life or entertaining friends.

Additional benefits include two modern bathrooms, an EPC rating of C, and council tax band D. The property comes with off-street parking and a single garage, offering practicality and peace of mind, while the attractive garden provides a tranquil retreat for outdoor enjoyment.

The location is second to none, with excellent public transport links, highly regarded nearby schools, and easy access to local amenities, green spaces, parks, walking and cycling routes. This splendid home brings together modern comforts with a prime location, offering an unrivalled lifestyle opportunity for discerning buyers. Early viewing is highly recommended.

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Ground Floor



Floor 1



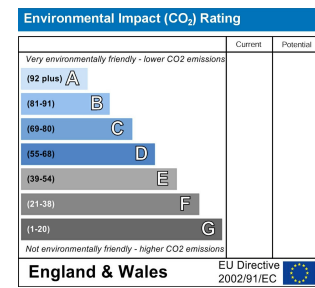
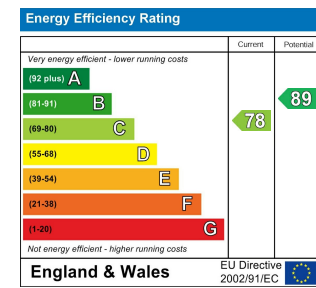
Approximate total area⁽¹⁾
106.3 m²
1143 ft²

(1) Excluding balconies and terraces

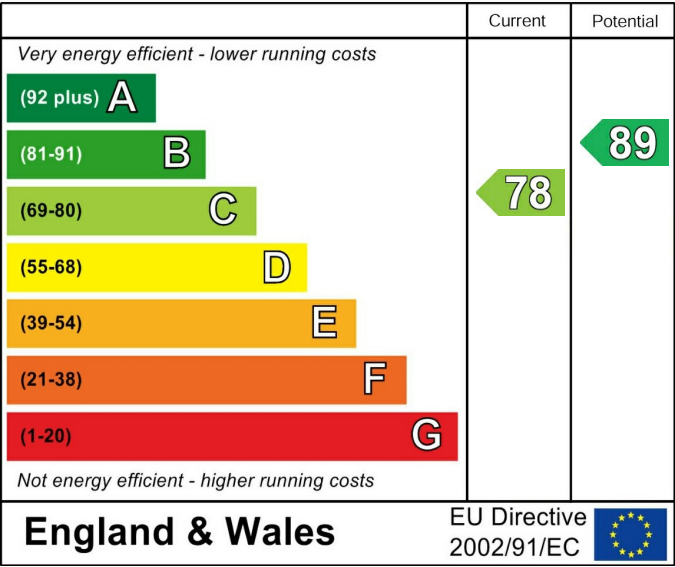
Reduced headroom
..... Below 1.5 m/5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



Energy Efficiency Rating



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.



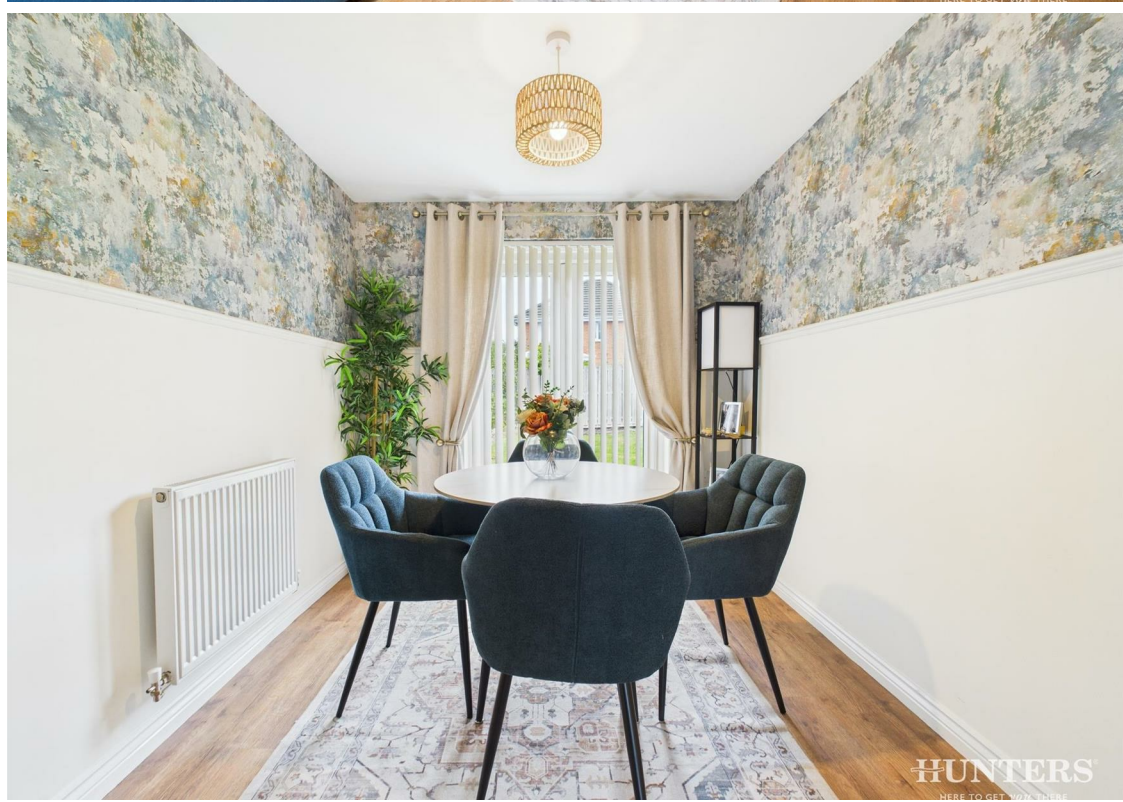
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