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Mowden Walk
Darlington, DL3 9DJ

Offers in the region of £280,000

House - Detached
3 Bedroom/s
2 Bathroom/s

Tucked away within this highly desirable West End location, this stunning home offers spacious ready to move into home, having been extended, this contemporary home has been improved and upgraded throughout to provide a family home perfect for modern day living, a welcoming hallway, a cozy living room, the open plan kitchen/diner with center Island is the perfect place for all the family, also having a conservatory with views over corner sited gardens, also having useful utility and cloaks/WC.

To the first floor is a landing, master bedroom having fitted wardrobes, two further good sized bedrooms and refitted bathroom/WC.

Externally having a sizeable driveway and garage, also having the added advantage of a large corner plot, perfect to enjoy the summer sunshine and to entertain family and friends. Early viewing will impress the discerning buyer.





- IMPRESSIVE DETACHED PROPERTY
- EXTENDED TO THE REAR
- GROUND FLOOR CLOAKS/WC
- CONTEMPORARY LIVING
- INTERNAL VIEWING WILL IMPRESS THE DISCERNING BUYER
- WEST END LOCATION
- UPGRADED THROUGHOUT TO A HIGH STANDARD
- STUNNING OPEN PLAN KITCHEN/DINER
- CORNER SITED MATURE ESTABLISHED GARDENS
- NO ONWARD CHAIN

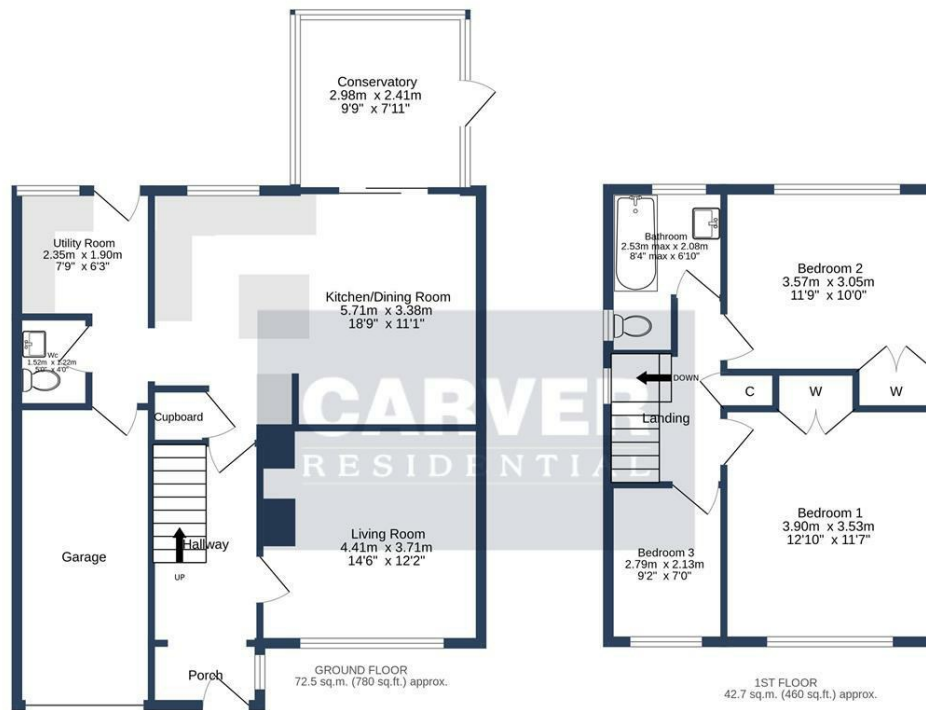
GENERAL INFORMATION:

Tenure: Freehold

Services: Gas central heating, mains electric, water and drainage.

Double glazing

Local Authority: Darlington Borough Council (Tax Banding D)



MOWDEN WALK, DARLINGTON. DL3 9DJ.

TOTAL FLOOR AREA: 115.2 sq.m. (1240 sq.ft.) 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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| Energy Efficiency Rating | | |
|---|-------------------------|-----------|
| | Current | Potential |
| Very energy efficient - lower running costs | | |
| (92 plus) A | | 83 |
| (81-91) B | | |
| (69-80) C | 69 | |
| (55-68) D | | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not energy efficient - higher running costs | | |
| England & Wales | EU Directive 2002/91/EC | |

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MAB 6202



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