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The Green
Cleasby, Darlington, DL2 2QZ
Offers in the region of £495,000

House - Detached
5 Bedroom/s
2 Bathroom/s

Set within this small exclusive development within the picturesque village of Cleasby, surrounded by fields and countryside walks. This stunning home offers deceptively spacious living space, as soon as you enter the welcoming hallway with Kardean flooring, you will notice the light and airy feel, the large living room, with multi-fuel burner ,patio doors opening onto the side garden, also having a separate dining room a useful home study, the fabulous bespoke kitchen/diner with center island together with integrated appliances and feature working surfaces, utility area leading to the rear garden ,and cloaks/WC, completes the ground floor.

To the first floor is a spacious landing with access to the boarded loft space via ladder, also having four double and one single bedroom, two of the bedrooms having built in wardrobes, master having en-suite and stunning family bathroom/WC., with separate walk-in shower. Mature, established, well tendered gardens stocked with an abundance of mature shrubs, flowers etc., also having with extensive block paved/tarmac driveway leading to DOUBLE garage. Internal viewing will impress the discerning buyer. The village of Cleasby is only a short drive away from the market towns of Darlington & Richmond, with well regarded schools.





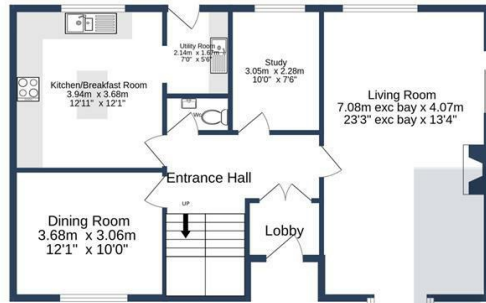
- FABULOUS DETACHED HOME
- WELL PROPORTIONED LIVING ACCOMMODATION
- IMPRESSIVE KITCHEN/DINER WITH APPLIANCES, GRANITE WORKTOP & WALK IN LARDER CUPBOARD
- USEFUL STUDY ROOM
- SMALL EXCLUSIVE DEVELOPMENT
- PICTURESQUE VILLAGE LOCATION WITH COUNTRYSIDE WALKS
- HANDY UTILITY AND CLOAKROOM/WC
- FIVE BEDROOMS AND FULLY TILED EN-SUITE
- EXTENSIVE DRIVE & DOUBLE GARAGE WITH ELECTRIC DOORS
- MATURE, ESTABLISHED GARDENS.

GENERAL INFORMATION:

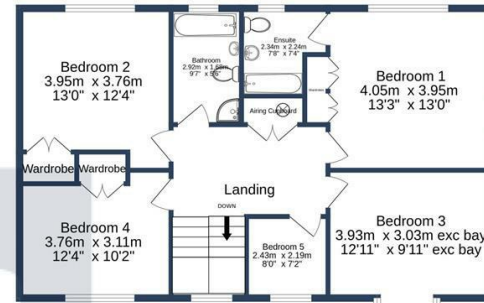
Tenure: Freehold

Services: Oil central heating mains electric, water and drainage. Double glazing and security alarm system.

Local Authority: North Yorkshire County Council (Tax Banding F)



GROUND FLOOR
107.4 sq.m. (1156 sq.ft.) approx.



1ST FLOOR
82.8 sq.m. (891 sq.ft.) approx.



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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(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	

THE GREEN, CLEASBY, DL2 2QZ.

TOTAL FLOOR AREA: 190.2 sq.m. (2047 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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MAB 6202



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