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Cleveland Avenue,
Darlington, DL3 7HG

Offers in the region of £495,000

House - Townhouse
6 Bedroom/s
2 Bathroom/s

Welcome to this simply stunning townhouse located on Cleveland Avenue in the desirable West End of Darlington. This fully renovated property boasts two reception rooms, six bedrooms, and two bathrooms, offering ample space for comfortable living. As you step inside, you'll be greeted by a home that has been renovated to an exceptional standard, blending modern amenities with charming original features. The property exudes character and warmth, making it a truly inviting space to call home. One of the highlights of this townhouse is the hidden, low maintenance garden area, providing a peaceful retreat right in the heart of the town. Adjacent to the double garage and off-street parking for three vehicles, this outdoor space offers a perfect spot for relaxation or entertaining guests. (A further, small plot of land is rented off the Electricity Board - highlighted green on the attached plan). Whether you're looking to enjoy the spacious interior, the convenient parking options, or the unique garden area, this large townhouse on Cleveland Avenue has something special to offer. Don't miss the opportunity to own a piece of Darlington's West End with this exceptional property.





- WEST END TOWNHOUSE
- DOUBLE GARAGE AND PARKING
- EXCEPTIONAL STANDARD THROUGHOUT
- DOWNSTAIRS WC AND UTILITY ROOM

- HIDDEN, PRIVATE GARDEN AREA
- FULLY RENOVATED
- RETAINS MANY PERIOD FEATURES

GENERAL INFORMATION:

Tenure: Freehold
Services: Gas central heating, mains electric, water and drainage.
Double glazing
Local Authority: Darlington Borough Council (Tax Banding E)





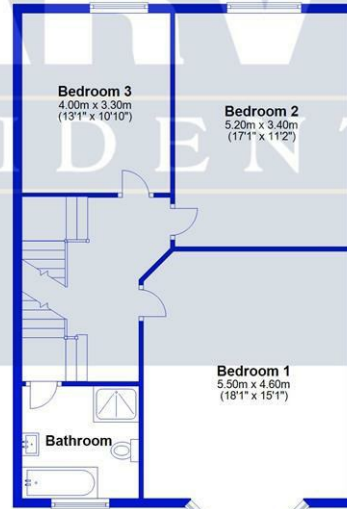




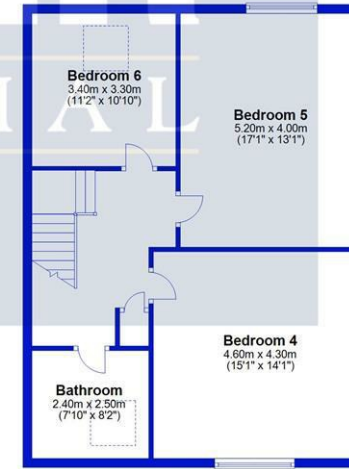
Ground Floor



First Floor



Second Floor



For identification purposes only. Not to scale.
Plan produced using Planip.

| Energy Efficiency Rating | | Current | Potential |
|---|---|-------------------------|-----------|
| Very energy efficient - lower running costs | | | |
| 92-100 | 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 | | 74 | 56 |
| | | EU Directive 2002/91/EC | |

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MAB 6202



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