



Carmel Road North

Darlington, DL3 8JB

Offers in the region of £195,000

Apartment 1 Bedroom/s 1 Bathroom/s Nestled in the highly regarded West End of Darlington, this stylish ground floor apartment within Emerson Court is a true gem. Built to a high standard by McCarthy Stone, this modern residence is part of an exclusive small development that offers both comfort and elegance.

Upon entering, you will be greeted by a welcoming hallway having a large walk-in I utility area with plumbing for washer/dryer. The fitted kitchen offers a host of integrated quality appliances. The living area features French doors that open onto a charming patio, allowing for a seamless blend of indoor and outdoor living. This delightful space is perfect for enjoying the serene views of the mature, established communal gardens, which are south-facing and provide a tranquil retreat for residents.

The apartment boasts a generously sized double bedroom, complete with walk-in wardrobes, ensuring ample storage space while maintaining a clean and uncluttered aesthetic. The well-appointed shower room adds to the convenience and comfort of this lovely home.

Additionally, the property benefits from visitors' parking bays, making it easy for friends and family to visit, and also has the benefit for a residents communal lounge. This apartment is ideal for those seeking a modern lifestyle in a peaceful setting, while still being close to the amenities and attractions that Darlington has to offer.

















- NO ONWARD CHAIN
- SMALL EXCLUSIVE DEVELOPMENT AGE RESTRICTION OVER 55 YEARS BUILT TO A HIGH SPECIFICATION
- GROUND FLOOR APARTMENT
- DOUBLE FRENCH DOORS FROM LIVING ROOM TO SOUTH FACING COMMUNAL GARDENS
- WELL REGARDED WEST END LOCATION
- DOUBLE BEDROOM WITH WALK-IN WARDROBE
- LARGE WALK-IN SHOWER ROOM/WC

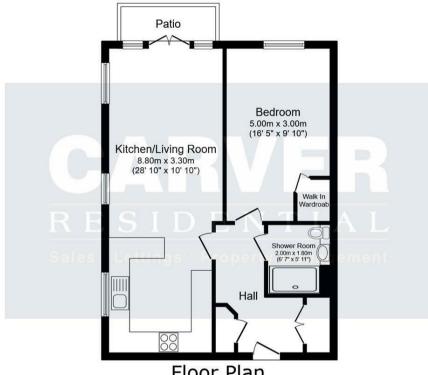
GENERAL INFORMATION

Tenure: Leasehold

Services: Electric heating, mains electric, water and drainage.

Double glazing

Local Authority: Darlington Tax Banding C



Energy Efficiency Rating 87 87 **England & Wales**

Floor Plan

Floor area 56.3 sq.m. (606 sq.ft.)

TOTAL: 56.3 sq.m. (606 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

We can search 1,000s of mortgages for you

It could take just 15 minutes with one of our specialist advisers: Call: 01325 380088. Visit: Any of our Offices. Online: www.mortgageadvicebureau.com/carver



Your home may be repossessed if you do not keep up repayments on your mortgage There will be a fee for mortgage advice. The actual amount you pay will depend upon your circumstances. The fee is up to 1% but a typical fee is 0.3% of the amount borrowed



contained in these particulars are to be relied on as statements or representations of fact and any intending purchaser must satisfy himself by inspection or otherwise to the correctness of each of the statements contained in these particulars. The vendor does not make or give, and neither Nick & Gordon Carver Residential or Commercial, Nick & Gordon Carver, nor any person in their employment has any authority to make or give any representation or warranty whatever in relation to this property

These particulars do not constitute any part of an offer or contract. None of the statements





14 Duke Street, Darlington Co Durham, DL3 7AA 01325 357807 sales@carvergroup.co.uk

63 Dalton Way, Newton Aycliffe Co Durham DL5 4NB 01325 320676 aycliffe@carvergroup.co.uk

41 Market Place, Richmond North Yorkshire, DL10 4QL 01748 825317 richmond@carvergroup.co.uk

219 High Street, Northallerton North Yorkshire DL7 8LW 01609 777710 northallerton@carvergroup.co.uk