



Nestled in the charming village of Middleton St. George, Lindengarth is a stunning detached home which presents a rare opportunity for discerning buyers seeking a substantial and individual property. Set within a sizeable plot, with landscaped mature varied south west facing gardens, perfect for all the family to enjoy with extensive patio and greenhouse with power and lighting, and raised vegetable beds. The residence boasts fantastic views over fields, creating a tranquil and picturesque setting.

Spanning three floors, Lindengarth features five generously sized bedrooms and three well-appointed bathrooms, ensuring ample space for family living. The welcoming hall with feature flooring leads to two beautifully appointed reception rooms, perfect for both relaxation and entertaining. A bespoke orangery by Amtega adds a touch of elegance and provides a delightful space to enjoy the surrounding views.

The heart of the home is the refitted kitchen,/breakfast room equipped with quality appliances, making it a joy for culinary enthusiasts, with handy utility and ground floor cloaks/WC. The property is finished with neutral decor and quality fixtures and fittings throughout, offering a contemporary yet timeless aesthetic.

For added convenience the property , benefits from an extensive driveway that accommodates multiple vehicles. A double detached garage provides further storage options or space for vehicles.

This exceptional home combines modern living with the charm of village life, making it an ideal choice for families or those seeking a peaceful retreat. Do not miss the chance to make this remarkable property your own.





- SET WITHIN THIS SMALL CUL-DE-SAC WITHIN THIS IDYLIC PICTURESQUE VILLAGE
- DECEPTIVELY SPACIOUS IMPRESSIVE HOME
- SIZEABLE PRIVATE PLOT WITH MATURE, MANICURED AND VARIED GARDENS
- MASTER BEDROOM WITH DRESSING ROOM AND EN-SUITE
- REFITTED LUXURY KITCHEN WITH QUALITY INTERGRATED APPLIANCES
- STUNNING UNIQUE HOME, WHICH OFFERS THE VERY BEST OF COUNTRY LIVING
- SET OVER THREE FLOORS
- EXTENSIVE DRIVEWAY LEADING TO DOUBLE DETACHED GARAGE
- ORANGERY PERFECT FOR ENTERTAINING AND VIEWS OVER SURROUNDING FIELDS
- NO ONWARD CHAIN

GENERAL INFORMATION

Tenure: Freehold

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

Double glazing, Security alarm system

Local Authority: Darlington Borough Council (Tax Banding E)











Energy Efficiency Rating		
Very energy efficient - lower running costs	Current	Potential
101-120 A		77
81-100 B		
61-80 C	67	
41-60 D		
21-40 E		
1-20 F		
1-10 G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

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MAB 6202



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