



Situated in the charming Heighington Village, this delightful semi-detached house on Highside Road is a true gem that deserves your attention. With three well-proportioned bedrooms and two bathrooms, this property is perfect for families seeking both comfort and convenience.

As you step inside, you are welcomed by a spacious entrance hallway that sets the tone for the rest of the home. The ground floor features two inviting reception rooms, ideal for entertaining guests or enjoying quiet family evenings. The modernised layout has been thoughtfully designed to enhance the living experience, ensuring that every corner of the home is both functional and stylish.

One of the standout features of this property is the ground floor shower room, providing added convenience for busy mornings or when hosting visitors. The extension has created additional space, allowing for a seamless flow throughout the home, making it perfect for family life.

The location is simply superb, situated in the heart of the village, you will find yourself surrounded by picturesque country walks, perfect for those who enjoy the great outdoors. Heighington Village offers a friendly community atmosphere, with local amenities just a stone's throw away, ensuring that you have everything you need within easy reach.





- Village Location
- Three Bedrooms
- Well Finished Condition
- Off Street Parking

- Semi-Detached House
- Bathroom and Shower Room
- Conservatory and Garden
- SOUTH FACING REAR GARDEN

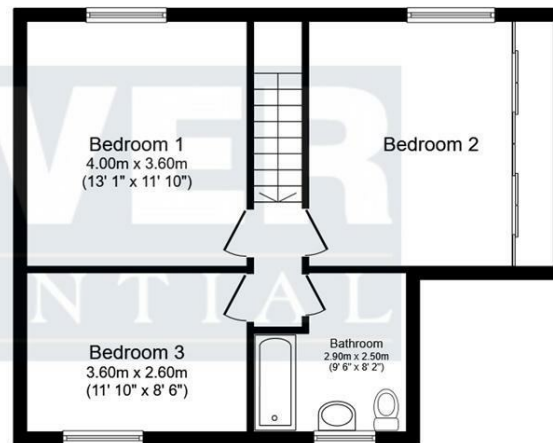
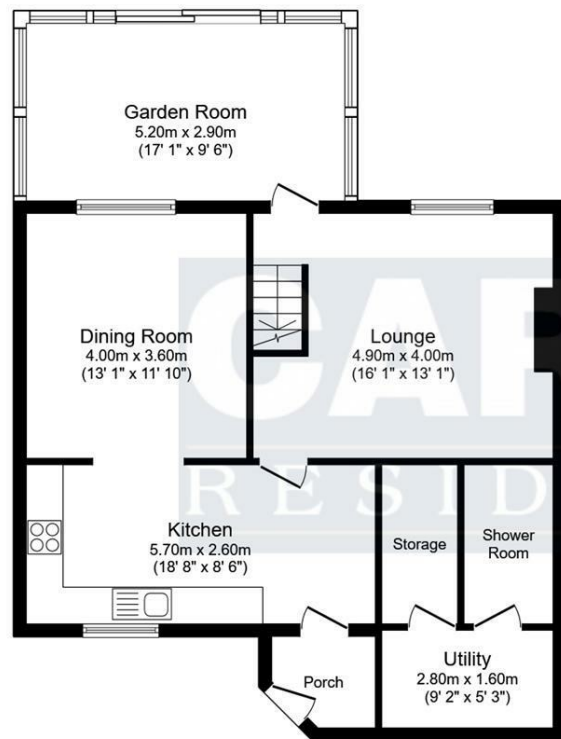
GENERAL INFORMATION

Tenure: Freehold

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

Double glazing

Local Authority: Darlington Borough Council (Tax Banding D)



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	

Total floor area: 148.4 sq.m. (1,597 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

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MAB 6202



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