Wellington Road Barnard Castle

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ABOUT THE PROPERTY

A simply beautiful semi detached family home offering spacious three bedroom accommodation over two storeys. The property enjoys quality fixtures and fittings throughout which can only be fully appreciated upon viewings which is highly recommended.

The accommodation briefly comprises: - Entrance Vestibule, Hallway, Living Room, Dining Kitchen, Conservatory, Master Bedroom with En Suite, Two Additional Bedrooms, Bathroom/Wet Room, Integral Garage, Driveway and Rear Garden. Solar Panels, Double Glazing and Gas Fired Central Heating Throughout.

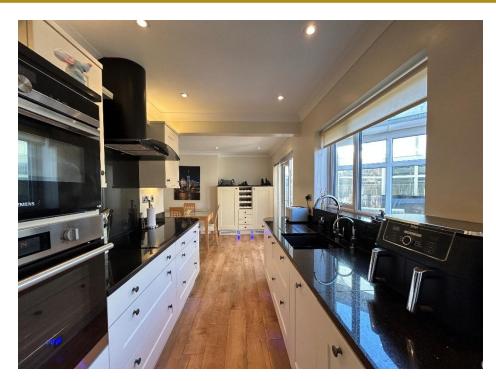
Barnard Castle is a principal market town for the picturesque Teesdale Valley. The town has a good range of local amenities including, shops, cafes, public houses, doctor and dental surgeries, golf course and the internationally renowned Bowes Museum. The town is well located for access to Darlington and Durham.





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ACCOMMODATION

Entrance Vestibule

Composite front door with side light, coving to ceiling, tiled flooring, cloaks rail and double glazed door leading to the hallway.

Hallway

Karndean flooring, panelling to dado height, vertical radiator, decorative archway and stairs leading to the first floor accommodation. Doors accessing the living room and kitchen.

Living Room

Feature fireplace with inset real flame effect fire, bow window looking out over the front of the property, coving to ceiling and radiator.

Dining Kitchen

Fitted shaker style kitchen with curved end units, granite worktops, upstands, splashbacks and windowsill. Integrated oven, combination microwave/oven, induction hob with extractor fan above, dishwasher, fridge and freezer. Karndean flooring, inset lighting, kickboard lighting, window looking out over the rear garden and French doors accessing the conservatory. Utility cupboard with plumbing for washing machine, shelves, obscured glazed window and rear access door.

Conservatory

Good sized conservatory with dwarf walls, tiled flooring, radiator, electric socket and door leading to the rear garden.

FIRST FLOOR

Landing

Loft Hatch and doors providing access to the first floor accommodation.

Bedroom One

Double bedroom with built in sliding wardrobes, coving to ceiling, inset lighting, radiator and window to the front elevation.





En Suite

Fully tiled with cabinetted hand wash basin and low level wc, shower cubicle with mains shower. Heated towel rail, inset lighting and obscured glazed window.

Bathroom/Wet Room

Freestanding bath with floor standing mixer tap with shower head, low level wc, wall mounted hand wash basin with storage drawer below. Heated towel rail, wall mounted storage unit, two obscured glazed windows, ceiling mounted shower head, tiled walls, non slip flooring and inset lighting.

Bedroom Two

Good sized double bedroom with coving to ceiling, inset lighting, radiator and large picture window enjoying roof top and countryside views beyond.

Bedroom Three

Located to the rear of the property being currently used as an office with coving to ceiling, inset lighting and radiator.

EXTERNALLY

To the front of the property there is a paved driveway providing off street parking and easily maintained pebbled garden with planted shrubs.

Single integral garage with electric roller shutter garage door to the front and roller shutter pedestrian door to the side. The garage benefits from both light and power.

To the side of the property there is a pathway with door accessing the garage, kitchen and gate leading to the rear garden.

To the rear of the property there is paved patio area with steps leading up to raised easily maintained pebbled gardens, decked seating area and timber garden shed.

COUNCIL TAX

Band D

TENURE

Freehold

PRICE

£330,000

VIEWING

Strictly by appointment through the selling agents Addisons Chartered Surveyors T: 01833 638094 opt 1.

SERVICES

Mains Water, Mains Gas and Mains Sewerage. The property benefits from Solar Panels.

SERVICES

Details and photographs taken March 2025











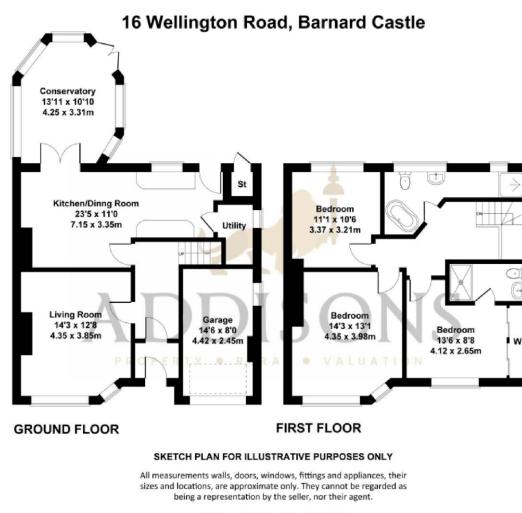




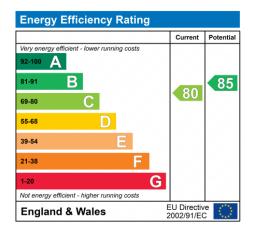




Floor Plan



Produced by Potterplans Ltd. 2025





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