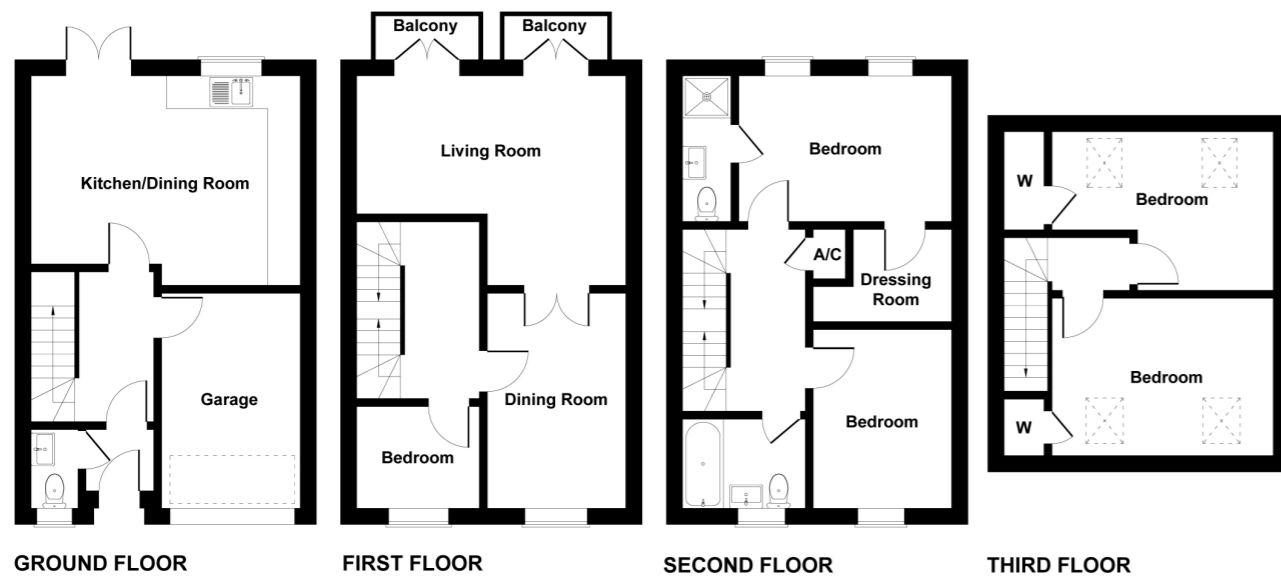


**20 Thorngate Place, Barnard Castle**



**SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY**  
All measurements walls, doors, windows, fittings and appliances, their sizes and locations, are approximate only. They cannot be regarded as being a representation by the seller, nor their agent.  
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L019 Ravensworth 01670 713330

**20 THORNGATE PLACE  
BARNARD CASTLE**



Commanding fine open views over the Demesnes and riverbanks, a substantial “town house” property offering extensive family accommodation on four floors with four/five bedrooms and three reception rooms, well fitted and finished to a high standard with garage and courtyard garden, conveniently located close to the market place and certainly warranting viewing.

**HALL – WC/CLOAKS – KITCHEN/BREAKFAST ROOM – LIVING ROOM – DINING ROOM – STUDY/BEDROOM 5 – 4 BEDROOMS – BATHROOM/WC – EN-SUITE SHOWER ROOM/WC – GARAGE – PARKING – COURTYARD GARDEN**

**FREEHOLD  
DOUBLE GLAZING**

**GAS UNDERFLOOR CENTRAL HEATING**

**OFFERS OVER £400,000**

# 20 Thorngate Place, Barnard Castle, DL12 8GP

The accommodation extends to.....

## ENTRANCE HALL:

With glazed panelled entrance door, laminate flooring and opening to....

## HALL:

An open hallway with staircase to the first floor, understairs cupboard and laminate flooring.

## WC/CLOAKS:

Having WC and wash-hand basin.

## KITCHEN/BREAKFAST ROOM:

(8'11" x 17'9") Fitted with full range of units in beech finish with granite worksurfaces, Belfast sink, built-in "Toledo" oven, hob and extractor, dishwasher, fridge, freezer, **breakfast area** and french doors to the rear.



## LANDING:

An open landing area with staircase to the upper floor.

## LIVING ROOM:

(12'11" max. x 17'1") A spacious living room enjoying fine open views, with french doors to rear "balconies" and glazed double doors to....

## DINING ROOM:

(9'6" x 13'8") Providing a separate formal dining area with window to the front.



(Living Room)

## STUDY/BEDROOM 5:

(6'4" x 7'9") Again with window to the front, an additional study or bedroom as required.

## LANDING:

With staircase to the upper floors:

## BEDROOM 1:

(8'11" x 13'10") A good-size bedroom again with views to the rear, walk-in wardrobe and....



## EN-SUITE SHOWER ROOM/WC:

Having shower cubicle, wash-hand basin, WC and tiled surrounds.

## BEDROOM 2:

(9'6" x 9'6") An additional bedroom to the front of the property.



## BATHROOM/WC:

(6'4" x 7'11") Having panelled bath with shower above, wash-hand basin, WC and tiled surrounds.



## UPPER LANDING:

## BEDROOM 3:

(14'6" x 8'8" max.) A substantial upper bedroom with front roof light windows and walk-in cupboard.



## BEDROOM 4:

(14'5" x 8'7" av.) A further good-size bedroom with views to the rear and walk-in cupboard.

## GARAGE:

(9'5" x 17'7") A good-size integral garage with light, power points and electric door.

## EXTERNAL:

Block-paved courtyard to the front with two parking spaces and ornamental external lamp.

Private block-paved courtyard garden to the rear with well-stocked border, gravelled terrace and ornamental external lamp.



## Finer Information

- **Tenure:** Freehold
- **Services:** The property is connected to mains gas, electricity, water and drainage.
- **Broadband & Mobile:** Superfast fibre broadband currently supplied by BT with limited mobile coverage available via EE & O2. Please check the Ofcom website for other suppliers available.
- **Council Tax Band:** E
- **EPC Rating:** C
- **Heating:** Gas fired underfloor central heating.