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Bowes Road  
Newton Aycliffe, DL5 5LP

**Offers over £180,000**

House - Semi-Detached  
3 Bedroom/s  
2 Bathroom/s



A beautifully presented SIGNIFICANTLY EXTENDED family home offering a perfect blend of comfort and modern living. An internal viewing will reveal three reception rooms, ideal for families or those who enjoy entertaining. The living room, located at the front of the house, provides a warm and inviting space, while the separate dining room is perfect for family meals. At the rear, the sizeable extended sitting room features French doors that open onto the side garden, creating a seamless connection between indoor and outdoor spaces. The fitted kitchen, complete with a utility room, is both functional and stylish, catering to all your culinary needs. The ground floor also boasts a convenient WC, enhancing the practicality of the home. Upstairs, you will find the principal bedroom, which benefits from an en-suite shower room/WC, along with two additional bedrooms and a family bathroom/WC, ensuring ample space for everyone. The property has been thoughtfully extended with a two-storey side extension and a ground floor rear extension, providing additional living space. Outside, the attractive enclosed side gardens feature a mix of lawn and artificial lawn areas, perfect for children to play or for hosting summer gatherings. The rear wood-decked area offers a lovely spot for outdoor relaxation. Parking is a breeze with a driveway that accommodates up to two vehicles. The home is equipped with uPVC double glazing and gas central heating to radiators, ensuring comfort throughout the year. Located in a popular area, this property is conveniently close to a variety of amenities and we would encourage an internal viewing at the earliest opportunity.







### Agents Notes

Tenure:- Freehold

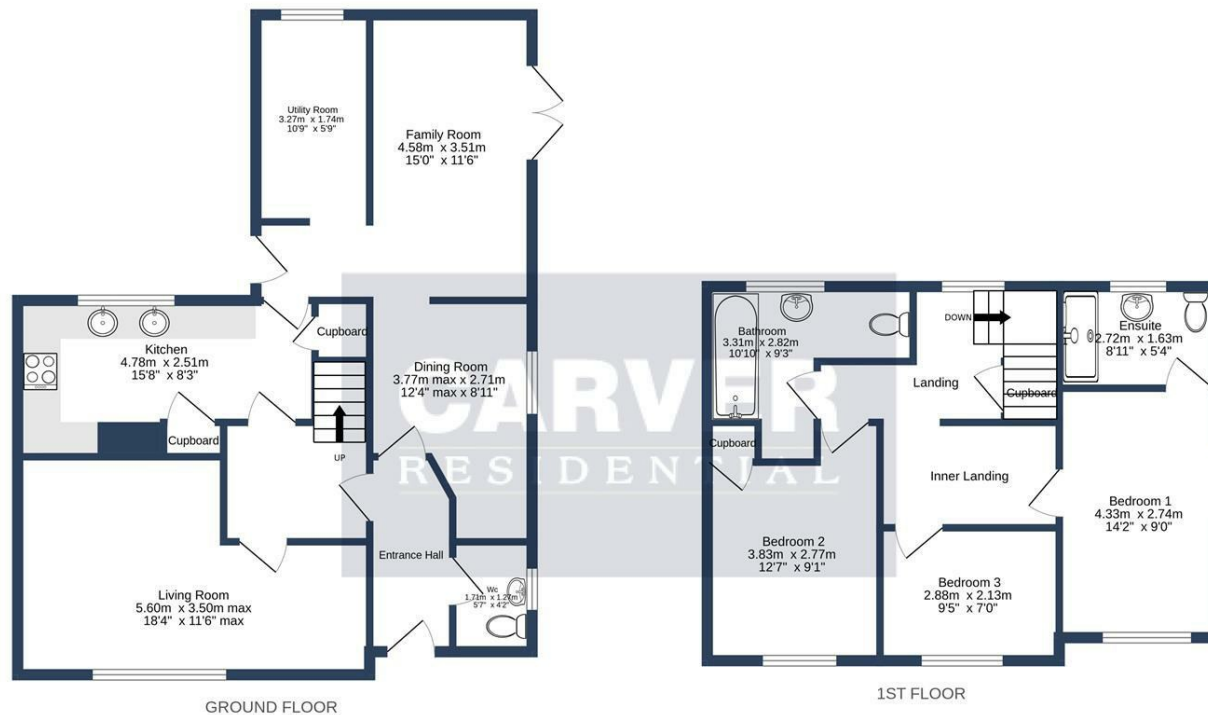
Mains gas, (central heating to radiators), electricity & drainage

uPVC double glazing throughout

Council Tax:- Band A

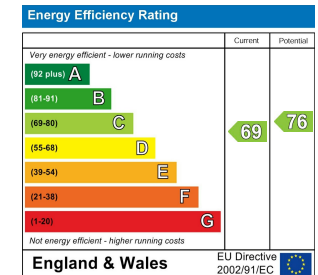
Local Authority:- Durham County Council





BOWES ROAD, NEWTON AYCLIFFE. DL5 5LP.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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**14 Duke Street, Darlington**  
**Co Durham, DL3 7AA**  
**01325 357807**  
**[sales@carvergroup.co.uk](mailto:sales@carvergroup.co.uk)**

**63 Dalton Way, Newton Aycliffe**  
**Co Durham DL5 4NB**  
**01325 320676**  
**[aycliffe@carvergroup.co.uk](mailto:aycliffe@carvergroup.co.uk)**

**41 Market Place, Richmond**  
**North Yorkshire, DL10 4QL**  
**01748 825317**  
**[richmond@carvergroup.co.uk](mailto:richmond@carvergroup.co.uk)**

**219 High Street, Northallerton**  
**North Yorkshire DL7 8LW**  
**01609 777710**  
**[northallerton@carvergroup.co.uk](mailto:northallerton@carvergroup.co.uk)**

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