



Deerness Heights

, Brandon DH7 8TQ

- EXTENDED SEMI DETACHED HOUSE
- SPACIOUS LOUNGE
- GARDEN ROOM
- LARGE DRIVEWAY WITH EV CHARGING POINT & ATTACHED GARAGE
- 4 MILES FROM DURHAM CITY
- 4 BEDROOMS
- EXTENSIVE KITCHEN/DINER & UTILITY ROOM
- BATHROOM & EN-SUITE
- LOW MAINTENANCE GARDEN & SUMMERHOUSE
- READY TO MOVE INTO CONDITION

Offers In The Region Of £249,950

Council Tax Band: C EPC Rating:

FULL DESCRIPTION

Extended semi-detached house located in the highly desirable area of Deerness Heights, Brandon. Accessed through a welcoming glazed entrance porch with composite door, the internal living space comprises of a hallway, spacious lounge, and a generously sized kitchen/diner with UPVC double glazed sliding patio doors to a garden room. Stairs from the hallway leads to the first floor, master bedroom with en-suite, a further 3 bedrooms, and family bathroom.

Externally, a block-paved driveway offers ample off-road parking to the front of the property and leads to an attached garage with an interior door accessing a utility room. The rear garden is well-maintained and low maintenance with paving, raised decked patio and summerhouse, perfect for outdoor entertaining.

The property is fitted with gas central heating via a combi boiler and UPVC double glazing throughout.

In ready to move into condition, viewings are strongly recommended.

AREA INFORMATION

Brandon is well serviced with a wide range of local amenities which including its own doctors surgery, pharmacy, supermarkets, library, post office primary/junior school and children's nursery. Durham City is situated approximately 4 miles away with its delightful cobbled streets and a range of local and regional retailers as well as a number of well regarded restaurants and bars. The meandering River Wear which circles around the Castle and Cathedral offers an eye-catching back drop to the city, as well as providing superb city walks and local boating. Not only this Durham City is well known for its high achieving private and state schools as well as the world renowned Durham University.

GLAZED ENTRANCE PORCH

With composite entrance door.

HALLWAY

Vertical radiator, stairs to the first floor landing and double doors to the lounge.

LOUNGE

Bow window, pillar radiator, coved ceiling, under stair storage cupboard, white feature fire surround with inset electric fire.

KITCHEN/DINER

Extensive range of wall and floor units, incorporating breakfast bar, laminate worktops and inset sink unit with mixer tap. Double electric oven with 5 burner gas hob, stainless steel splashback and extractor hood. Laminate flooring, plumbed for automatic washing machine, feature tiled splashbacks, column radiator and UPVC double glazed sliding patio doors to the garden room.

GARDEN ROOM

UPVC double glazed with access to the garden.

FIRST FLOOR LANDING

Storage cupboard.

BEDROOM 1

Two column radiators.

EN-SUITE

Close coupled wc, pedestal wash hand basin, jacuzzi bath with bath tap shower fitting, fully tiled walls and flooring, built-in cupboard and chrome heated towel rail.

BEDROOM 2

Column radiator.

BEDROOM 3

Column radiator.

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

