

**STUART
EDWARDS**



North Road

, Harelaw DH9 8DH

- LARGE SEMI DETACHED HOUSE
- IN NEED OF MODERNISATION
- INVESTMENT OPPORTUNITY
- 4 BEDROOMS
- EARLY VACANT POSSESSION, NO ONWARD CHAIN

Asking Price £250,000

Council Tax Band: E

EPC Rating:

FULL DESCRIPTION

A large semi-detached house in need of modernisation, with 4 bedrooms, 2 bathrooms, WC, 2 reception rooms and unconverted loft. There is a small garden to the front and a large garden to the rear. There is also a driveway to the side, providing off street parking for 2 - 3 cars.

Accommodation:

First floor: Four bedrooms, bathroom, separate wc

Ground floor: Reception room, kitchen, bathroom, utility room

Outside: Front and rear gardens - driveway

Available with early vacant possession and no onward chain.

LOCATION

Harelaw is a village in Durham on the B6168 road to the north of Annfield Plain and Catchgate, south of Flint Hill and east of Dipton.

Carmyers Pond and Carmyers Burn form the boundary between Catchgate and Harelaw. St. Thomas's Church sits next to Carmyers Burn on the B6168 road passing through Harelaw towards Catchgate. Harelaw Community School is located nearby in Greencroft. North Durham Academy. Croft is also located nearby.

There is a small industrial estate situated on Harelaw's northern edge on the road to Flint Hill.

The house is located on the west side of North Road, south of Harelaw Gardens, diagonally opposite Carmyers in a residential area. There is a bus stop immediately outside the property.

Freehold

We have been informed that the property is Freehold. Interested purchasers should seek clarification of this from their Solicitors.

EPC

EPC Rating -

EPC Link -

Property Viewing

Contact Stuart Edwards Estate Agents for an appointment to view.

Property Portals

We are proud to be affiliated with the UK's leading property portals.

Our properties are displayed on Rightmove.co.uk, Zoopla.co.uk & OnTheMarket.com.

Thanks

Thank you for accessing these details. Should there be anything further we can assist with, please contact our office.

Please note Stuart Edwards Estate Agents is the trading name for Bluepace Durham Ltd.

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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.