



Newlands Road, Trimdon Village, TS29 6JP
2 Bed - House - Semi-Detached
£74,950

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Pleasantly positioned within the heart of Trimdon Village, we are delighted to offer to the market this impressive semi detached house with two/three bedrooms. This impressive property has been exceptionally well maintained throughout, boasts a conservatory to the rear elevation & is the ideal purchase for first time buyers/young families or those looking to downsize. Originally constructed as a two bedroom residence, one of the rooms has been divided into two in order to create a third bedroom but could easily be taken back to a two bedroom home should a new purchaser wish to do so. Having easy access to all of the local amenities the popular location of Trimdon Village has to offer & within excellent commuting distance to all major road links leading to Durham City, Darlington & Teesside, the property also benefits from gas central heating via a combi boiler & double glazing throughout. In brief, this deceptively spacious property comprises: Welcoming entrance hallway with stairs to the first floor, a lovely open-plan lounge/diner/kitchen area with a range of fitted wall & base units, integrated appliances & windows to both front & rear elevations & French door access through to a useful conservatory. The first floor landing boasts three bedrooms (as mentioned above) & a family bathroom with three piece suite. Externally, the property enjoys an enclosed South-facing rear garden whilst the front is open aspect. Only via thorough internal inspection can the style, space & layout of this lovely home be fully appreciated.

OUTHOUSE AREA

10'8 x 9'0 (3.25m x 2.74m)

FREEHOLD

EPC Rating: TBC

Council Tax Band: A

ENTRANCE HALLWAY**KITCHEN**

11'6 x 5'10 (3.51m x 1.78m)

LOUNGE / DINING AREA

21'0 x 8'9 (6.40m x 2.67m)

CONSERVATORY

11'0 x 10'0 (3.35m x 3.05m)

FIRST FLOOR LANDING**MASTER BEDROOM**

10'8 x 9'8 (3.25m x 2.95m)

BEDROOM TWO

9'6 x 9'4 (2.90m x 2.84m)

BEDROOM THREE

7'0 x 4'6 (2.13m x 1.37m)

BATHROOM

6'1 x 5'1 (1.85m x 1.55m)

EXTERNALLY



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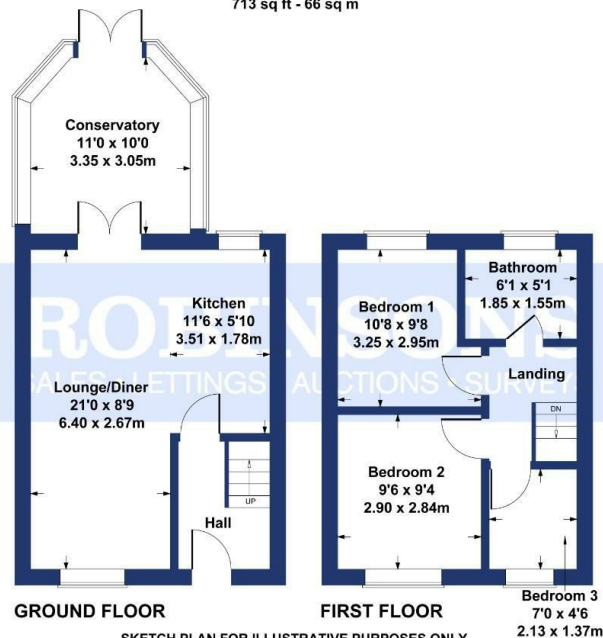
Strategic Marketing Plan

Dedicated Property Manager

Newlands Road, Trimdon Village, TS29 6JP

Approximate Gross Internal Area

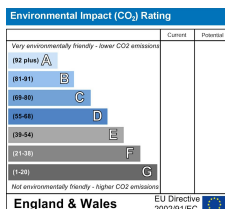
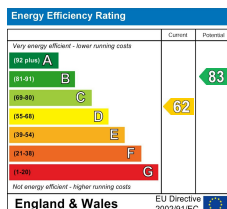
713 sq ft - 66 sq m



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.

Produced by Potterplans Ltd. 2025



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