

Broadway Avenue, Trimdon Village, TS29

6PU

3 Bed - House - Detached

£195,000

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It is with pleasure that we offer to the market this deceptively spacious, extended detached family home with three bedrooms positioned pleasantly within the highly sought after, family orientated location of Broadway Avenue, Trimdon Village. This impressive property has undergone work which includes a re-fitted kitchen/family room & a re-fitted family bathroom. Having easy access to all of the local amenities offered in & around Trimdon itself, the property is a short drive into the neighbouring village of Sedgefield, is within excellent commuting distance to all major road links leading to Durham City, Darlington & Teesside & benefits further from gas central heating via a combi boiler & double glazing throughout. In brief, this tastefully decorated home comprises: Entrance porch through to a welcoming entrance hallway with stairs to the first floor, a lovely lounge with windows to both front & side elevations, an impressive 2018 re-fitted kitchen/family room with a range of fitted wall & base units, central island unit & integrated appliances, separate dining room with French doors to the rear garden, inner lobby which leads to a useful ground floor cloaks/wc & single garage (which is currently divided to incorporate a utility area). The first floor landing boasts three bedrooms & a lovely, 2018 re-fitted family bathroom with modern four piece suite. Externally, the property enjoys a good sized, enclosed garden to the rear which is largely laid to lawn with plant/shrub borders & greenhouse, whilst the front is open aspect & has a driveway which leads to the single garage. This is a lovely home & is the perfect purchase for the family. Only via thorough internal inspection can the style, space & layout be fully appreciated.

FREEHOLD
EPC Rating: D
Council Tax Band: C

ENTRANCE PORCH

ENTRANCE HALLWAY

LOUNGE

13'9 x 10'4 (4.19m x 3.15m)

KITCHEN/FAMILY ROOM

23'2 x 11'5 (7.06m x 3.48m)

SEPARATE DINING ROOM

11'8 x 7'1 (3.56m x 2.16m)

INNER HALLWAY

GROUND FLOOR CLOAKS / WC

FIRST FLOOR LANDING

MASTER BEDROOM

13'10 x 11'4 (4.22m x 3.45m)

BEDROOM TWO

10'4 x 9'10 (3.15m x 3.00m)

BEDROOM THREE

9'10 x 8'8 (3.00m x 2.64m)

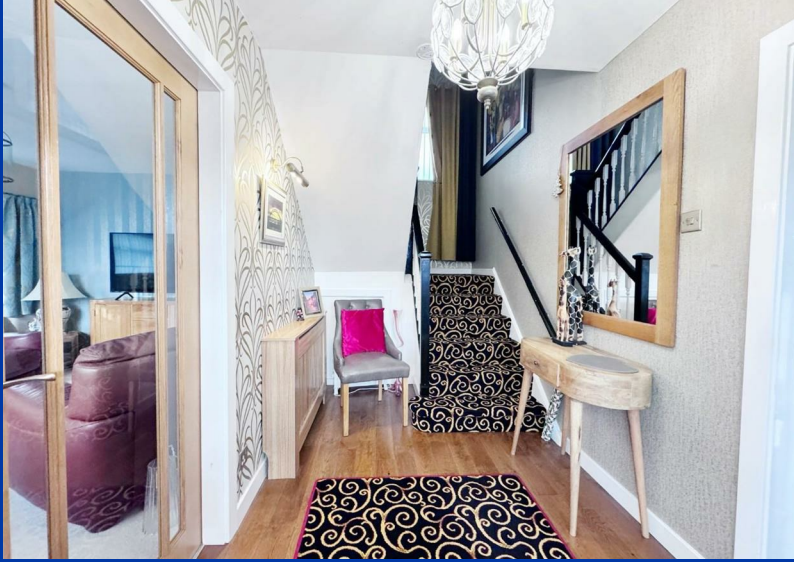
FAMILY BATHROOM

7'11 x 6'3 (2.41m x 1.91m)

EXTERNALLY

SINGLE GARAGE/UTILITY ROOM

15'7 x 7'6 (4.75m x 2.29m)



OUR SERVICES

Mortgage Advice

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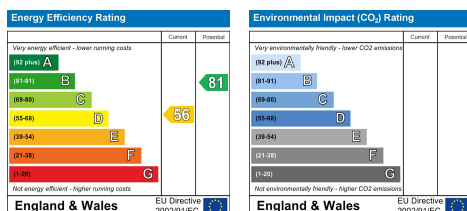
Surveys and EPCs

Property Auctions

Lettings and Management

Strategic Marketing Plan

Dedicated Property Manager



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