



The Meadows, Sedgfield, TS21 2DW
3 Bed - House - Semi-Detached
£215,000

ROBINSONS
SALES • LETTINGS • AUCTIONS • SURVEYS

Situated beautifully at the head of a small cul-de-sac, we are thrilled to offer to the market with no onward chain, this spectacular semi detached house with three bedrooms on The Meadows within the desirable village of Sedgfield. This deceptively spacious residence has been a loving family home for many years, has been extremely well maintained throughout & benefits from gas central heating via a re-fitted combi boiler & re-fitted double glazing. Having easy access to all of the local amenities offered in & around Sedgfield itself & within excellent commuting distance to all major road networks leading to Durham City, Darlington & Teesside. Offering ample space for the growing family, this lovely property briefly comprises: Entrance porch through to a welcoming entrance hallway with stairs to the first floor, spacious lounge/dining area spanning the depth of the property, kitchen with a range of fitted wall & base units & separate utility room with access to the rear garden. The first floor landing boasts three good sized bedrooms, family bathroom & separate wc. Externally, there is a stunning, enclosed garden to the rear which boasts lawn & patio areas, bordered via a wide range of plants, trees & shrubs, whilst to the front, there is a driveway (providing ample vehicle parking) leading to a single garage (measuring 16ft approximately). This is a superb opportunity for the young family to acquire this impressive residence within the heart of Sedgfield & we thoroughly recommend full internal inspection in order to fully appreciate the style, standard, quality & layout of this beautiful property for sale.

FREEHOLD
EPC Rating: TBC
Council Tax Band: C

ENTRANCE PORCH

ENTRANCE HALLWAY

LOUNGE
13'10 x 11'5 (4.22m x 3.48m)

DINING ROOM
10'11 x 8'8 (3.33m x 2.64m)

KITCHEN
11'1 x 8'11 (3.38m x 2.72m)

UTILITY ROOM
9'1 x 6'10 (2.77m x 2.08m)

FIRST FLOOR LANDING

MASTER BEDROOM
11'10 x 11'5 (3.61m x 3.48m)

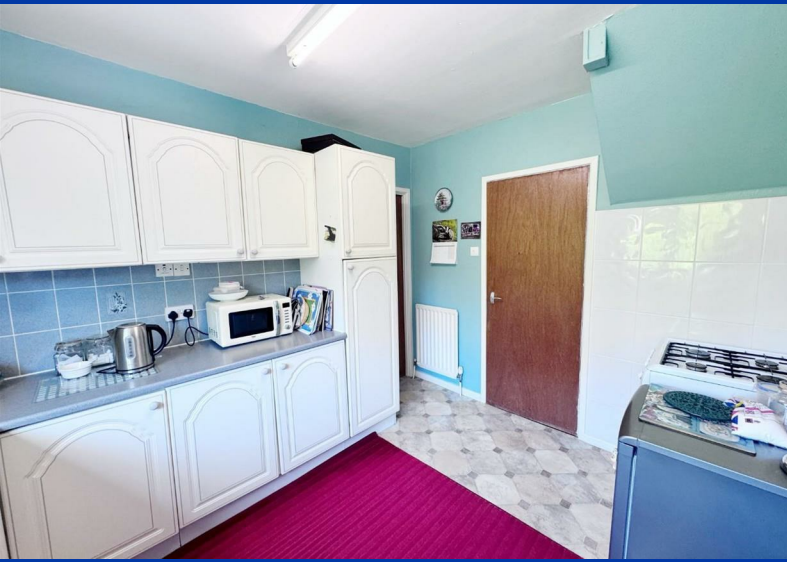
BEDROOM TWO
11'6 x 10'7 (3.51m x 3.23m)

BEDROOM THREE
8'7 x 7'7 (2.62m x 2.31m)

FAMILY BATHROOM
5'11 x 5'5 (1.80m x 1.65m)

SEPARATE WC

EXTERNALLY
SINGLE GARAGE
16'4 x 8'5 (4.98m x 2.57m)



OUR SERVICES

Mortgage Advice

Conveyancing

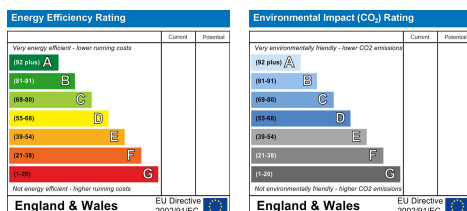
Surveys and EPCs

Property Auctions

Lettings and Management

Strategic Marketing Plan

Dedicated Property Manager



DURHAM

1-3 Old Elvet
DH1 3HL

T: 0191 386 2777 (Sales)

T: 0191 383 9994 (option1) (Lettings)

E: info@robinsonsdurham.co.uk

DURHAM REGIONAL HEAD OFFICE

19A old Elvet
DH1 3HL

T: 0191 383 0777

E: info@robinsonsdurham.co.uk

CHESTER-LE-STREET

45 Front Street
DH3 3BH

T: 0191 387 3000

E: info@robinsonscsls.co.uk

BISHOP AUCKLAND

120 Newgate Street
DL14 7EH

T: 01388 458111

E: info@robinsonsbishop.co.uk

CROOK

Royal Corner
DL15 9UA

T: 01388 763477

E: info@robinsonscrook.co.uk

SPENNYMOOR

11 Cheapside
DH16 6QE

T: 01388 420444

E: info@robinsonsspenny Moor.co.uk

SEDFIELD

3 High Street
TS21 2AU

T: 01740 621777

E: info@robinsonssedgefield.co.uk

WYNYARD

The Wynd
TS22 5QQ

T: 0174 064 5444

E: info@wynyardfineandcountry.co.uk

Every care has been taken with the preparation of these particulars, but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance please ask or professional verification should be sought. All dimensions are approximate. The mention of fixtures, fittings &/or appliances does not imply they are in full efficient working order. Photographs are provided for general information and it cannot be inferred that any item shown is included in the sale. These particulars do not constitute a contract or part of a contract.

Robinsons can recommend financial services, surveying and conveyancing services to sellers and buyers. Robinsons staff may benefit from referral incentives relating to these services.



ROBINSONS

SALES • LETTINGS • AUCTIONS

3 High Street, Sedgefield, TS21 2AU | Tel: 01740 621777 | info@robinsonssedgefield.co.uk
www.robinsonsestateagents.co.uk