



Raisby Terrace, West Cornforth, DL17 9PE
2 Bed - House - Semi-Detached
£79,950

ROBINSONS
SALES • LETTINGS • AUCTIONS • SURVEYS

We are delighted to offer to the market with no onward chain, this spectacular semi detached house with two bedrooms, situated pleasantly within the highly popular, residential location of Raisby Terrace, West Cornforth. This deceptively spacious property has been a loving home for many years & is the ideal purchase for first time buyers or those looking to downsize. Having easy access to all of the local amenities offered in & around the immediate area & within excellent commuting distance to all major road links leading to Durham City, Darlington & Teesside, this impressive home also benefits from gas central heating via a combi boiler & double glazing throughout. In brief, the property comprises: Welcoming entrance lobby with stairs to the first floor, beautiful lounge with window to front elevation, kitchen/dining area with a range of wall & base units & access to a rear porch. The first floor landing boasts two double bedrooms & bathroom with three piece suite. Externally, the property occupies an impressive plot, with a spectacular sized, enclosed South facing garden to the rear which is largely laid to lawn whilst there is an additional garden area to the front accompanied alongside a superb driveway providing access to a detached single garage. We anticipate huge interest in this tastefully decorated home & therefore fully encourage thorough internal inspection in order to fully appreciate the style, standard, quality & layout of this beautifully positioned property for sale.

Council Tax Band A
Freehold
EPC Rating: TBC

ENTRANCE LOBBY**LOUNGE**

14'10 x 11'10 (4.52m x 3.61m)

KITCHEN / DINING AREA

17'7 x 7'4 (5.36m x 2.24m)

REAR PORCH**FIRST FLOOR LANDING****MASTER BEDROOM**

11'7 x 10'7 (3.53m x 3.23m)

BEDROOM TWO

11'7 x 8'5 (3.53m x 2.57m)

BATHROOM

6'2 x 5'1 (1.88m x 1.55m)

EXTERNALLY**DETACHED SINGLE GARAGE**

15'9 x 7'10 (4.80m x 2.39m)



OUR SERVICES

Mortgage Advice

Conveyancing

Surveys and EPCs

Property Auctions

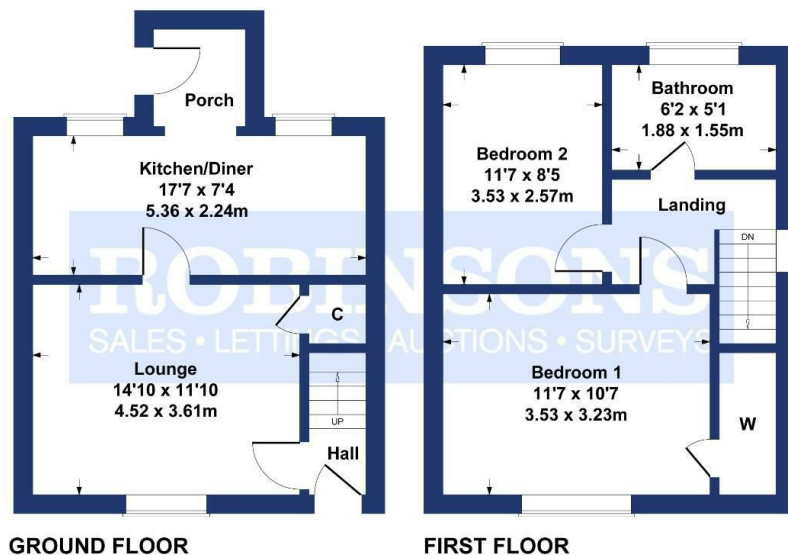
Lettings and Management

Strategic Marketing Plan

Dedicated Property Manager

Rasiby Terrace, West Cornforth, DL17 9PE

Approximate Gross Internal Area
758 sq ft - 70 sq m



GROUND FLOOR

FIRST FLOOR

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

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(48-54)	E		
(35-47)	F		
(1-34)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(48-54)	E		
(35-47)	F		
(1-34)	G		
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

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@robinsonscs.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