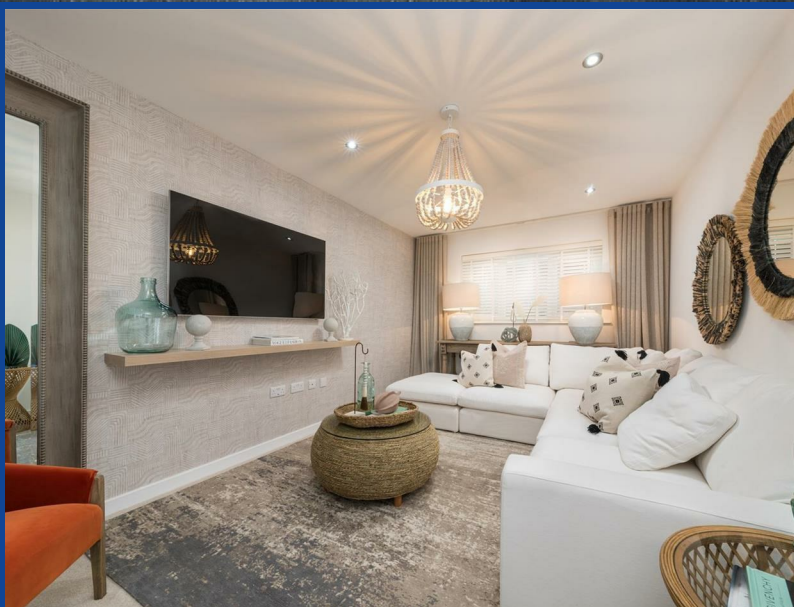




Salters Lane, Trimdon Village, TS29 6PU
4 Bed - House - Detached
£319,995

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EXTERNALLY

SINGLE GARAGE

An exciting new development in Bluebell Gardens, Trimdon Village comprising a collection of detached, semi-detached & terraced homes. Homes by Esh is one of the North's leading private housebuilders & enjoys a strong reputation in the new homes market. Bluebell Gardens will come with the high standard, quality fixtures, fittings & materials for which Homes by Esh are so renowned.

The Palm is a four bedroom detached home which is ideal for the family. The entrance hallway has stairs to the first floor, ground floor cloaks/wc & ground floor study, open-plan kitchen/dining area with a range of fitted wall & base units & bi-fold doors to the rear garden, utility room & dual aspect lounge. The first floor landing boasts a master bedroom with en-suite facilities & built-in wardrobe, three further bedrooms & family bathroom.

FOR MORE INFORMATION PLEASE CONTACT ROBINSONS
SEDFIELD ON 01740 621777.

ENTRANCE HALLWAY

LOUNGE

16'8 x 11'10 (5.08m x 3.61m)

KITCHEN/DINING AREA

15'11 x 12'3 (4.85m x 3.73m)

STUDY/SNUG

11'8 x 8'6 (3.56m x 2.59m)

UTILITY ROOM

7'10 x 5'1 (2.39m x 1.55m)

GROUND FLOOR CLOAKS/WC

FIRST FLOOR LANDING

MASTER BEDROOM

15'11 x 11'5 (4.85m x 3.48m)

EN-SUITE

7'5 x 3'11 (2.26m x 1.19m)

BEDROOM TWO

17'3 x 9'11 (5.26m x 3.02m)

BEDROOM THREE

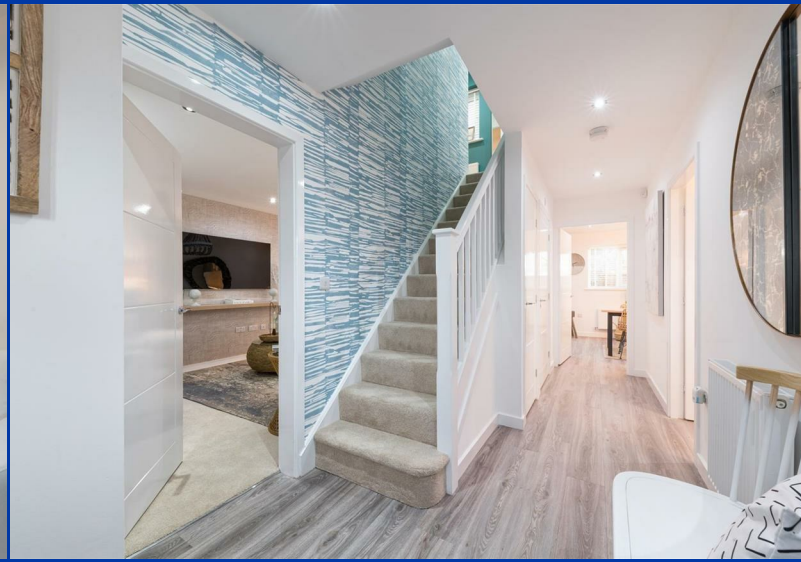
12'9 x 12'1 (3.89m x 3.68m)

BEDROOM FOUR

9'5 x 8'7 (2.87m x 2.62m)

BATHROOM

7'5 x 5'11 (2.26m x 1.80m)



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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
92-100	A		
81-91	B		
69-80	C		
55-68	D		
43-54	E		
31-42	F		
1-20	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			
92-100	A		
81-91	B		
69-80	C		
55-68	D		
43-54	E		
31-42	F		
1-20	G		
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

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