



West Park Lane, Sedgefield, TS21 2BA
2 Bed - Bungalow - Detached
Asking Price £275,000

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Positioned beautifully on an elevated plot within the highly exclusive, West Park Lane area of the desirable village of Sedgefield, it is with pleasure that we offer to the market with no onward chain; this detached bungalow with two double bedrooms. 'Park Close' is an individual property which was constructed in 1960, has been a loving family residence for many years & whilst it does require modernisation, is the dream purchase for clients seeking a home which they can really put their own stamp on. Occupying an impressive plot, the property boasts under floor heating, night storage heaters, part double glazing & a beautiful open fire. Having easy access to all of the immediate amenities Sedgefield itself has to offer, the property is also within excellent commuting distance to all major road links leading to Durham City, Darlington & Teesside. In brief, this deceptively spacious home comprises: Welcoming entrance hallway, spacious lounge (measuring 16ft approximately) with window to front & side elevations, separate dining room, breakfasting kitchen with access to a useful utility room, two double bedrooms & inner lobby leading to a family bathroom. Externally, the property enjoys gardens to the front, side & rear & the property benefits further from a detached garage (measuring 19ft approximately). This property has never before been on the open market & is an excellent opportunity for a new purchaser to acquire this impressive home within the heart of Sedgefield & we highly recommend through internal inspection in order to fully appreciate the style, layout & potential of this well proportioned bungalow for sale.

FREEHOLD

EPC Rating: E

Council Tax Band: D

ENTRANCE HALLWAY

LOUNGE

16'11 x 11'10 (5.16m x 3.61m)

SEPARATE DINING ROOM

11'1 x 9'6 (3.38m x 2.90m)

KITCHEN

12'3 x 9'5 (3.73m x 2.87m)

UTILITY ROOM

7'5 x 7'0 (2.26m x 2.13m)

MASTER BEDROOM

14'7 x 10'8 (4.45m x 3.25m)

BEDROOM TWO

12'8 x 10'8 (3.86m x 3.25m)

BATHROOM

6'7 x 5'9 (2.01m x 1.75m)

EXTERNALLY

DETACHED SINGLE GARAGE

19'10 x 11'2 (6.05m x 3.40m)

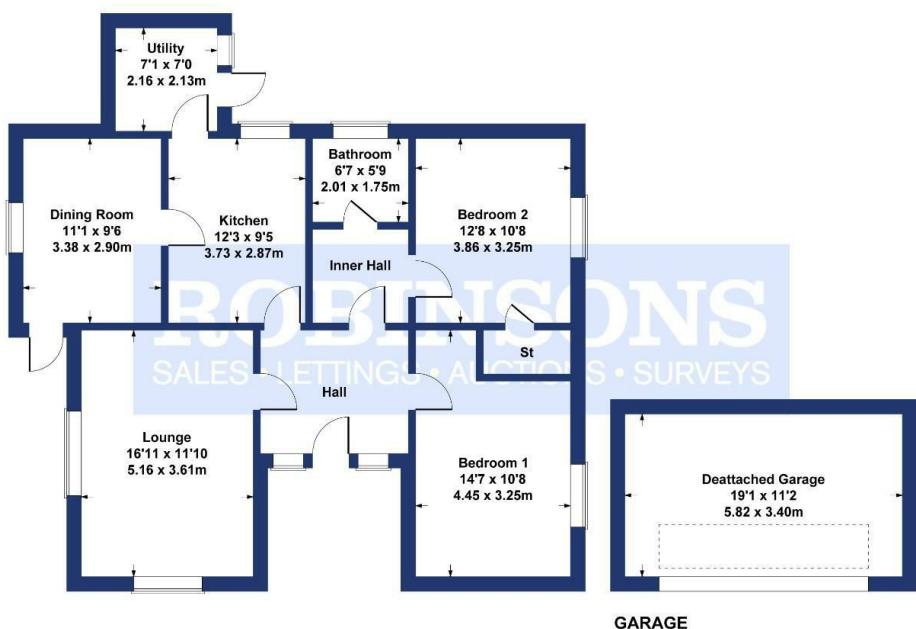


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- Strategic Marketing Plan
- Dedicated Property Manager

Park Close, West Park Lane, Sedgefield, TS21 2BA

Approximate Gross Internal Area
1235 sq ft - 115 sq m

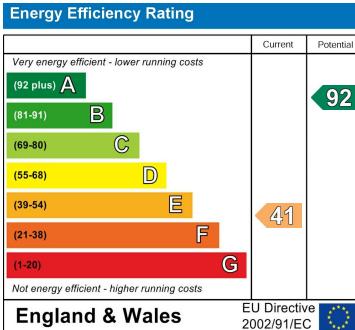


GARAGE

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.

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