



Cartwright Close, Sedgfield, TS21 2BQ
4 Bed - House - Detached
Offers Over £300,000

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Designed & constructed by Taylor Wimpey in 2021; it is with pleasure that we offer to the market this beautiful 'Midford' style four bedroom detached family home situated pleasantly within this highly sought after development of executive properties on Cartwright Close, Sedgefield. This stunning home is finished off to a high standard & boasts spacious rooms throughout. Having spectacular access to all of the local amenities that Sedgefield itself has to offer; this well proportioned property is also within commuting distance to all major road links & bus routes leading into Durham, Teesside & Newcastle & benefits further from gas central heating & double glazing. This tastefully decorated home would be the perfect purchase for buyers seeking that 'move-in ready residence' which offers ample living accommodation for the growing family & briefly comprises: Welcoming entrance hallway with stairs to the first floor & access to a useful ground floor cloaks/wc, lovely lounge with window to front elevation, excellent sized kitchen/dining area with a range of fitted wall & base units, integrated appliances, French doors to rear elevation & further access to a separate utility room. The first floor landing boasts four bedrooms (three of which are double) & a family bathroom; the master bedroom itself boasting fitted wardrobes & en-suite facilities. Externally, this lovely home enjoys a superb sized, enclosed South-facing garden to the rear, whilst to the front, the excellent sized driveway provides ample vehicle parking & leads to a detached single garage measuring 17ft approximately. Only via thorough internal inspection can the style, quality, layout & size of this stunning dwelling be fully appreciated.

FREEHOLD.
EPC Rating: B
Council Tax Band: E

ENTRANCE HALLWAY

GROUND FLOOR CLOAKS / WC

LOUNGE

15'5 x 11'10 (4.70m x 3.61m)

KITCHEN / DINING AREA

18'8 x 11'10 (5.69m x 3.61m)

UTILITY ROOM

FIRST FLOOR LANDING

MASTER BEDROOM

11'8 x 10'8 (3.56m x 3.25m)

EN-SUITE SHOWER ROOM

BEDROOM TWO

11'7 x 9'2 (3.53m x 2.79m)

BEDROOM THREE

10'7 x 9'2 (3.23m x 2.79m)

BEDROOM FOUR

7'8 x 7'4 (2.34m x 2.24m)

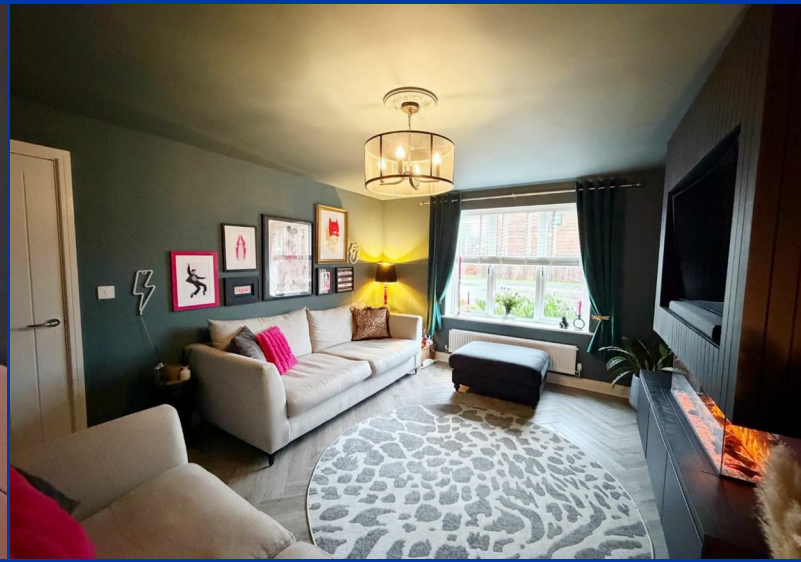
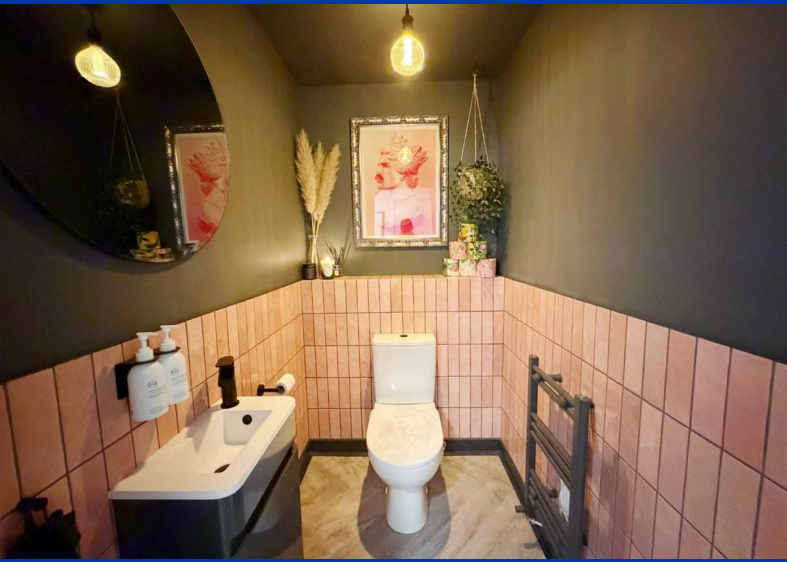
FAMILY BATHROOM

7'8 x 5'6 (2.34m x 1.68m)

EXTERNALLY

DETACHED SINGLE GARAGE

17'5 x 8'7 (5.31m x 2.62m)



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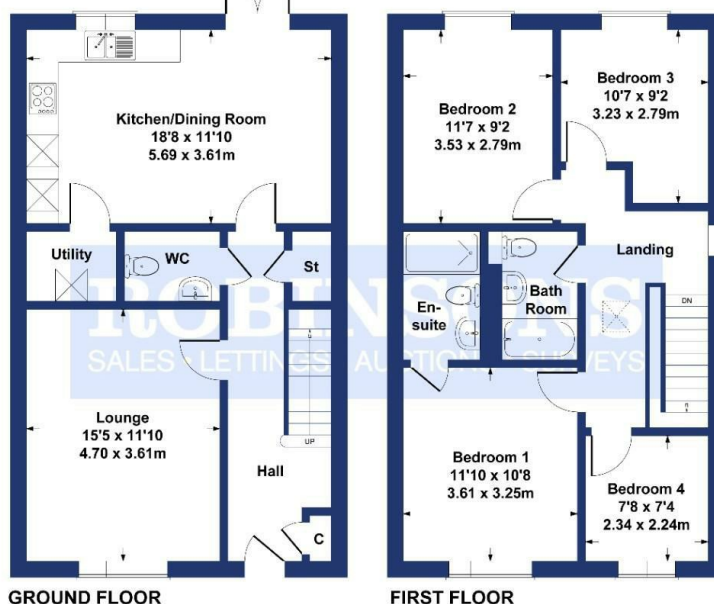
Lettings and Management

Strategic Marketing Plan

Dedicated Property Manager

Cartwright Close, Sedgefield, TS21 2BQ

Approximate Gross Internal Area
1238 sq ft - 115 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	
B	
C	
D	
E	
F	
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	
B	
C	
D	
E	
F	
G	
Not environmentally friendly - higher CO ₂ emissions	
England & Wales	EU Directive 2002/91/EC

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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.

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