





Northside Buildings, Trimdon Grange, TS29
6HW
SALES LETTINGS AUCTIONS SURVEYS

3 Bed - House - Terraced £95,000



Robinsons are delighted to welcome to the market this charming terraced house located in the popular Northside Buildings in Trimdon Grange.. This delightful property boasts three good sized bedrooms, making it perfect for a small family or those looking for extra space.

One of the standout features of this lovely home is the recent upgrades it has received. With a new boiler, roof, uPVC double glazed windows, and composite external doors, you can rest easy knowing that the essential elements of the house are in top-notch condition.

Imagine coming home to a warm and inviting atmosphere, thanks to the recently installed log burner that not only adds a touch of character but also keeps you snug during the colder months.

The Accommodation on offer briefly comprises: Entrance Lobby, dial aspect lounge with log burner and patio doors opening onto the front garden , dual aspect fitted kitchen with integrated appliances including oven, hob, extractor, refrigerator and freezer to the ground floor whilst to the first floor there are three good sized bedroom and modern fitted bathroom. Externally to the front of the house there is a re landscaped enclosed garden with concrete walkways and patio, lawn, barked play area, Shed and log store., whilst to the rear there is a block paved driveway allowing off street parking.

Don't miss out on the opportunity to make this charming terraced house your own. Contact us today to arrange a viewing and experience the warmth and comfort this property has to offer.

EPC Rating: TBC Council Tax Band: A

**GROUND FLOOR** 

**ENTRANCE LOBBY** 

**LOUNGE** 

17'6" x 13'5" (5.35 x 4.09)

KITCHEN/DINING ROOM

17'6" x 11'4" maximum 5'6" (5.35 x 3.47 maximum 1.68)

FIRST FLOOR

**MASTER BEDROOM** 

15'5" x 10'3" (4.70 x 3.14)

**BEDROOM TWO** 

10'4" x 7'3" (3.15 x 2.21)

**BEDROOM THREE** 

10'6" x 9'11" maximum (3.21 x 3.03 maximum)

**FAMILY BATHROOM** 

**EXTERNAL** 

### **AGENTS NOTES**

Electricity Supply: Mains Water Supply: Mains Sewerage: Mains Heating: Gas

Broadband: Basic 7Mbps, Superfast 35Mbps

Mobile Signal/Coverage: Average

Tenure Freehold

Council Tax: Durham County Council, Band A- Approx. £1621

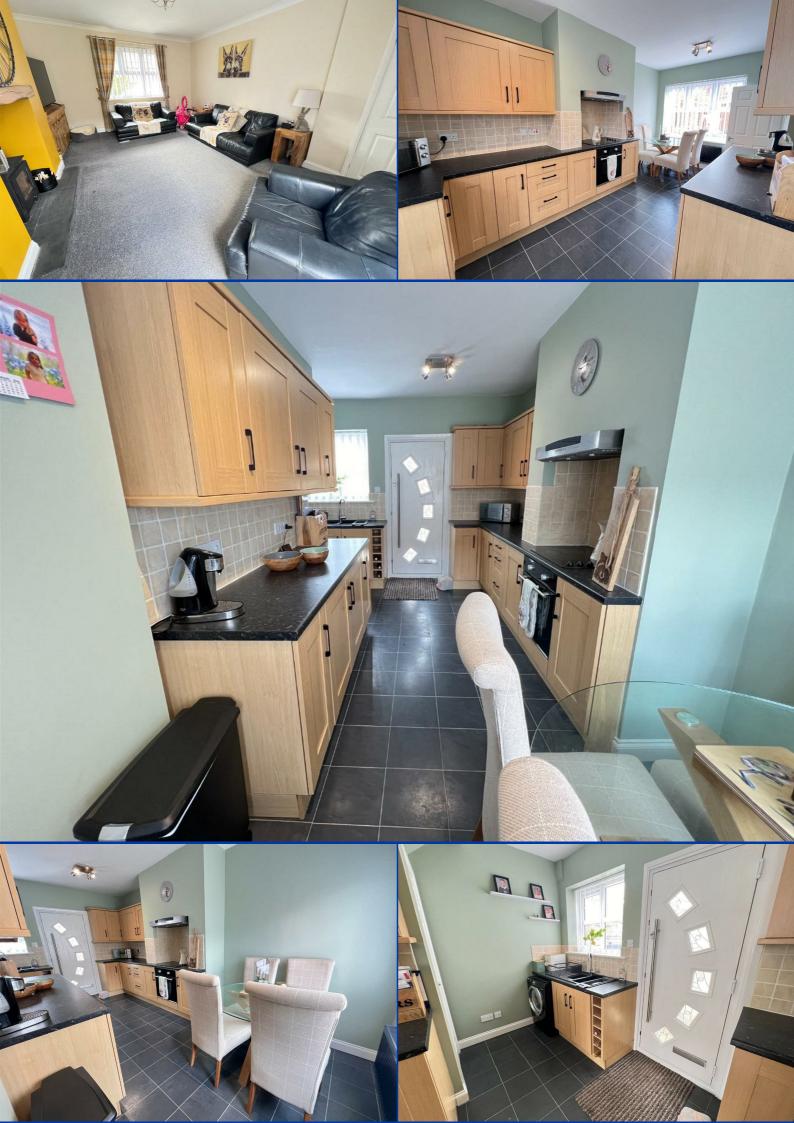
(min)

**Energy Rating: TBC** 

Disclaimer: The preceding details have been sourced from the seller and OnTheMarket.com. Verification and clarification of this information, along with any further details concerning Material Information parts A, B & C, should be sought from a legal representative or appropriate authorities. Robinsons cannot accept liability for any information provided.







# **OUR SERVICES**

Mortgage Advice

Conveyancing

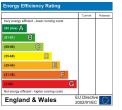
Surveys and EPCs

**Property Auctions** 

Lettings and Management

Strategic Marketing Plan

**Dedicated Property Manager** 





## **Northside Buildings**

Approximate Gross Internal Area 945 sq ft - 88 sq m



# 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. 2024

## **DURHAM**

1-3 Old Elvet DH13HL

T: 0191 386 2777 (Sales)

T: 0191 383 9994 (option1) (Lettings) E: info@robinsonsdurham.co.uk

## **BISHOP AUCKLAND**

120 Newgate Street **DL14 7EH** 

E: info@robinsonsbishop.co.uk

## **DURHAM REGIONAL HEAD OFFICE**

19A old Elvet DH13HL

T: 0191 383 0777

E: info@robinsonsdurham.co.uk

## **CHESTER-LE-STREET**

45 Front Street **DH3 3BH** T: 0191 387 3000

E: info@robinsonscls.co.uk

T: 01388 458111

## **CROOK**

**Royal Corner DL15 9UA** T: 01388 763477

E: info@robinsonscrook.co.uk

## **SPENNYMOOR**

11 Cheapside **DH16 6QE** T: 01388 420444

E: info@robinsonsspennymoor.co.uk

## **SEDGEFIELD**

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 efficent 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.





**SALES • LETTINGS • AUCTIONS**