



St. Cuthberts Way, South Church, DL14
6DY
4 Bed - House - Detached
£185,000

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* NO FORWARD CHAIN *

Offered to the sales market, with no onward chain is this four bedroom detached house. The property is spacious throughout and should be a fantastic family home, it is warmed by gas central heating and has double glazed windows.

The internal accommodation comprises; entrance hallway, cloakroom/WC, lounge with bay window, kitchen, dining room, useful utility room.

To the first floor there are four bedrooms, the main having a ensuite shower room. To conclude the internal accommodation there is a family bathroom.

Outside the house has a driveway and garage to the front and enclosed garden to the rear.

St Cuthberts Way is a modern housing development in Bishop Auckland and is within close proximity of shopping amenities, schooling and bus links.

Contact Robinsons for further information and to arrange an internal viewing.

AGENTS NOTES

Electricity Supply: Mains

Water Supply: Mains

Sewerage: Mains

Heating: Gas

Broadband: Basic 11Mbps, Superfast 67 Mbps

Mobile Signal/Coverage: Average - Good

Tenure Freehold

Council Tax: Durham County Council, Band D £2431 (min)

Energy Rating: C

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.



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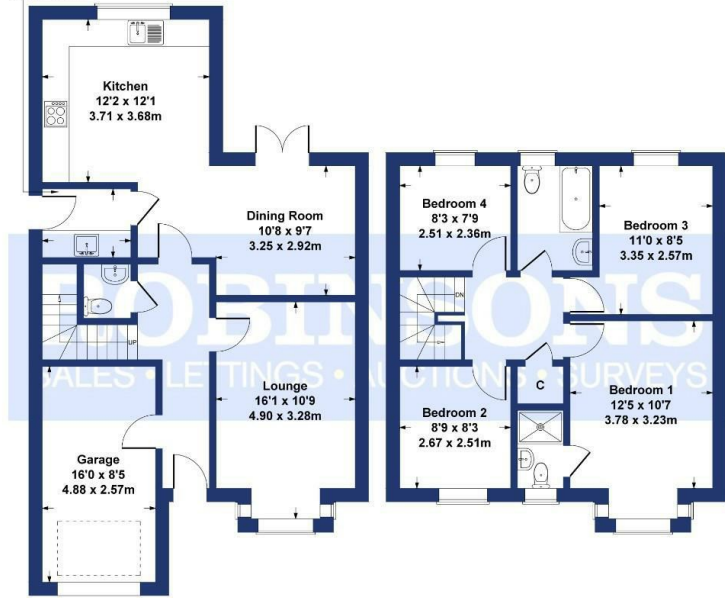
Strategic Marketing Plan

Dedicated Property Manager

St Cuthberts Way Bishop Auckland

Utility Room
6'7 x 5'1
2.01 x 1.55m

Approximate Gross Internal Area
1329 sq ft - 123 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. 2024

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs	A		
B			
C			
D			
E			
F			
G			
Not energy efficient - higher running costs			
		75	86
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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SEDGEFIELD

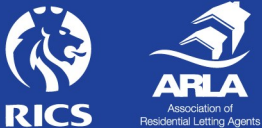
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Every care has been taken with the preparation of these particulars, but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance please ask or professional verification 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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