



Eastlea Avenue, DL14 6HD  
3 Bed - House - Semi-Detached  
Offers In The Region Of £130,000

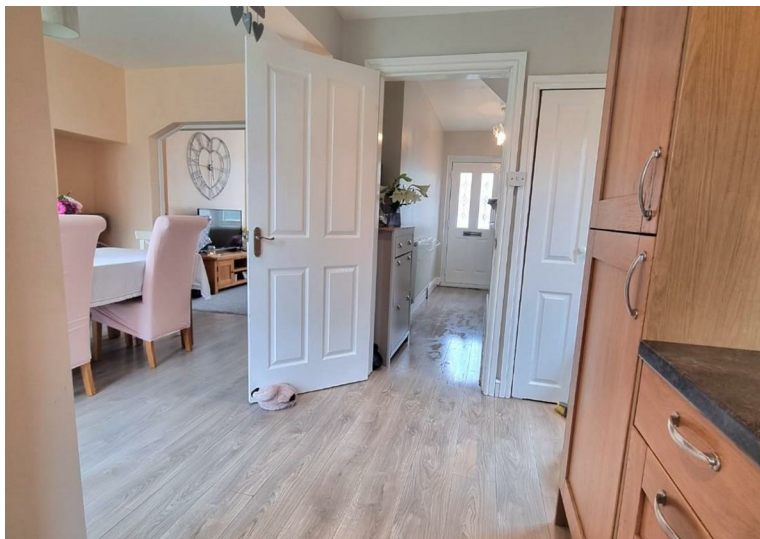
**ROBINSONS**  
SALES • LETTINGS • AUCTIONS • SURVEYS

Robinsons are delighted to offer to the sales market this traditional three bedroom semi-detached house, which has been refurbished in recent years. The property has modern kitchen and bathroom, it is warmed by gas central heating and has UPVC double glazed windows.

The internal accommodation comprises; entrance hallway, lounge with bay window, open plan kitchen/dining room with French doors leading to the garden.

To the first floor there are three bedrooms and a family bathroom.

Outside the house has gardens to front and rear and driveway, giving potential for off road parking.



## **AGENTS NOTES**

Electricity Supply: Mains

Water Supply: Mains

Sewerage: Mains

Heating: Gas

Broadband: Basic 15Mbps, Superfast 56Mbps, Ultrafast 9000

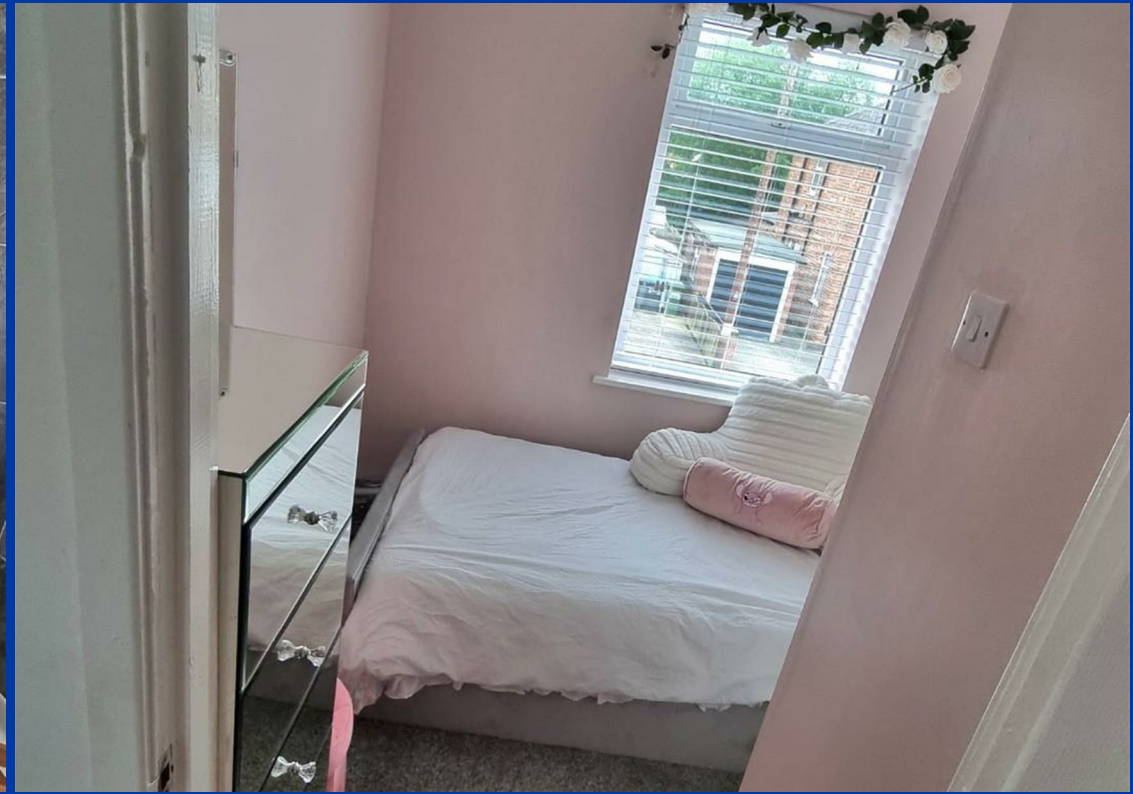
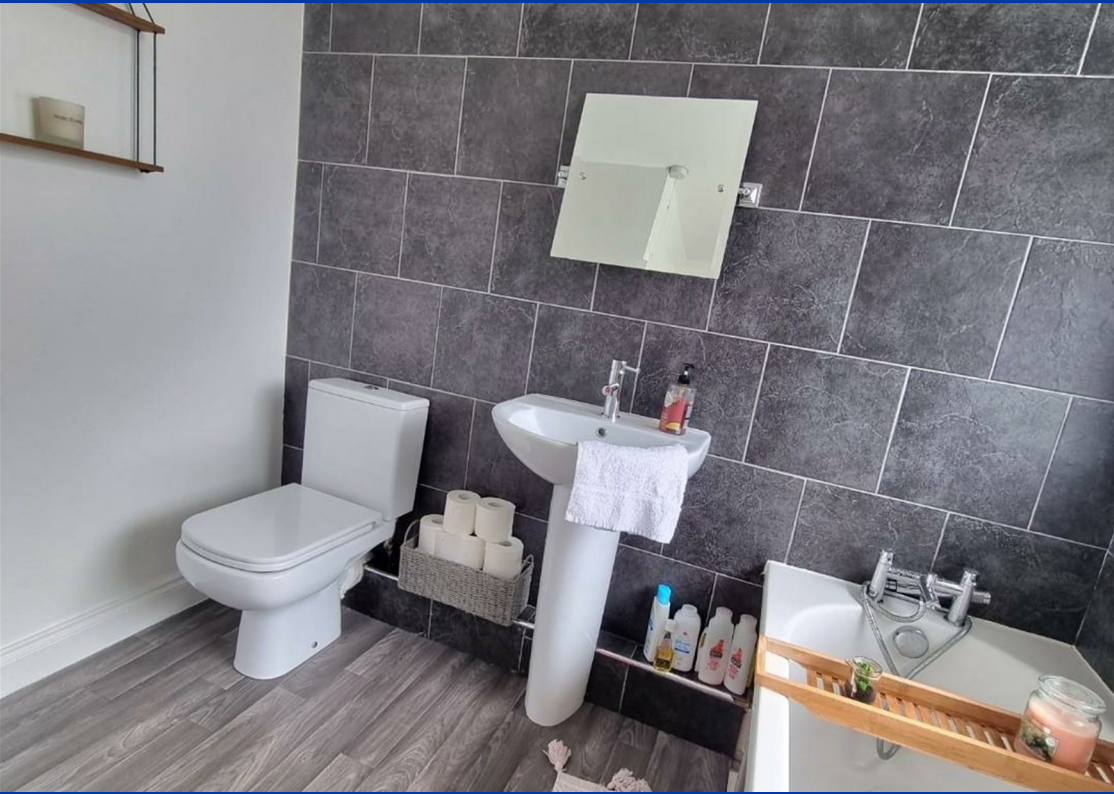
Mobile Signal/Coverage: Average - good

Tenure: Freehold

Council Tax: Durham County Council, Band B- Approx. £1891 (min)

Energy Rating: TBC

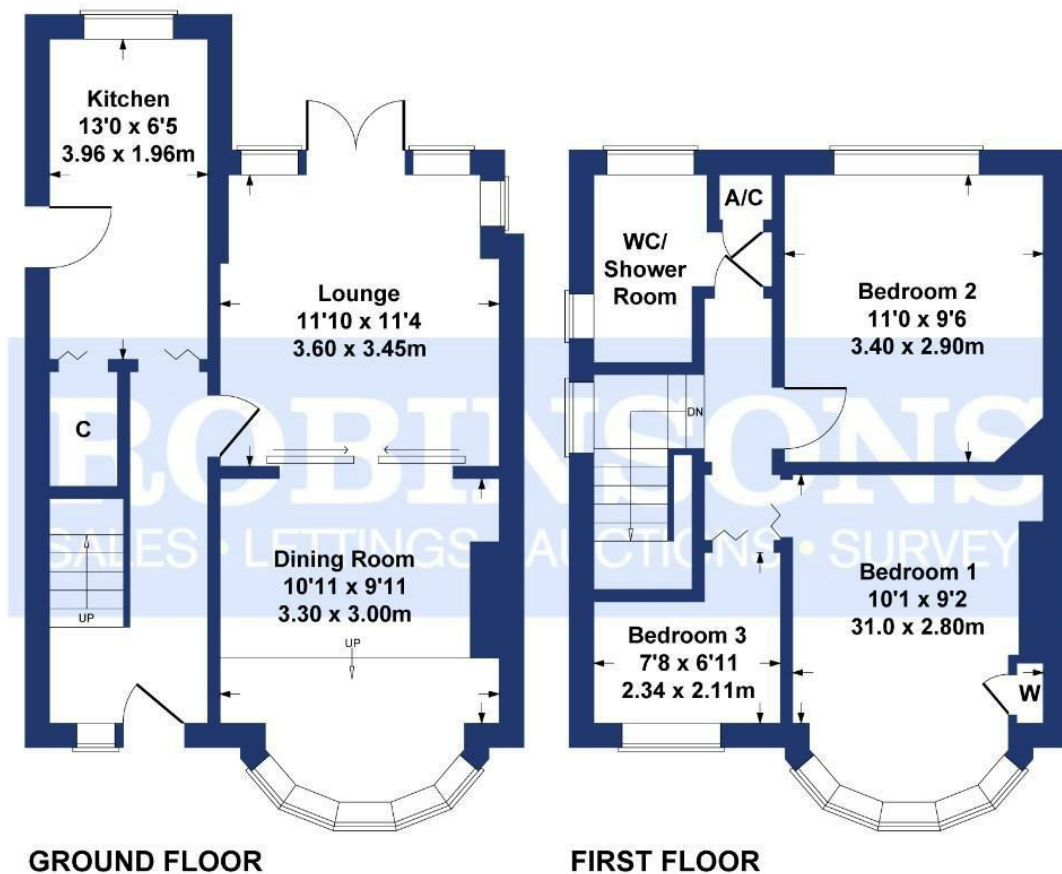
Disclaimer: The preceding details have been sourced from the seller and OnTheMarket.com. Verification and clarification of this information, along with any further details concerning Material Information parts A, B & C, should be sought from a legal representative or appropriate authorities. Robinsons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





# Eastlea Avenue Bishop Auckland

Approximate Gross Internal Area  
887 sq ft - 82 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			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

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. Robinsons can recommend financial services, surveying and conveyancing services to sellers and buyers. Robinsons staff may benefit from referral incentives relating to these services.