



Wynyard Grove, Auckland Park, DL14 8RF
3 Bed - House - Semi-Detached
£165,000

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Wynyard Grove

Auckland Park, DL14 8RF

Welcome to this charming property located in the serene Wynyard Grove, Auckland Park, Bishop Auckland. This delightful house boasts new uPVC double glazing, ensuring warmth and energy efficiency throughout.

Step inside to discover a newly renovated kitchen and bathroom, offering modern amenities and a fresh look. The addition of a conservatory provides a tranquil space to relax and enjoy the pleasant rear gardens.

Situated in a quiet cul de sac, this property offers a peaceful retreat from the hustle and bustle of everyday life. With ample parking available, convenience is at your doorstep. The low maintenance gardens are perfect for those with a busy lifestyle, allowing you to enjoy outdoor space without the hassle of extensive upkeep.

The accommodation briefly comprises Entrance Hall, Lounge, Dining Room, Conservatory and Kitchen to the ground floor whilst to the first floor there are three bedrooms, two good sized doubles and one single, and modern family bathroom.

Externally, to the front there is a hedge enclosed lawned garden with extensive driveway allowing parking for numerous vehicles and which leads to the rear where there is a very pleasant garden laid with sundial and block paved patios, gravelled borders, greenhouse and two timber storage sheds.

Don't miss the opportunity to make this house your home and experience the comfort and tranquillity it has to offer. Contact us today to arrange a viewing and start envisioning your life in this wonderful property.











GROUND FLOOR

Entrance Hall

Lounge

12'9" x 10'0" (3.89 x 3.05)

Dining Room

10'9" x 8'11" (3.28 x 2.74)

Conservatory

14'6" x 8'2" (4.42 x 2.49)

Kitchen

10'4" 7'4" (3.15 2.26)

FIRST FLOOR

Landing

Bedroom 1

13'5" x 10'0" (4.11 x 3.05)

Bedroom 2

10'7" x 9'10" (3.25 x 3.00)

Bedroom 3

10'7" x 6'3" (3.25 x 1.93)

Bathroom

EXTERNAL

AGENTS NOTES

Electricity Supply: Mains

Water Supply: Mains

Sewerage: Mains

Heating: Gas

Broadband: Basic 14Mbps, Superfast 80Mbps

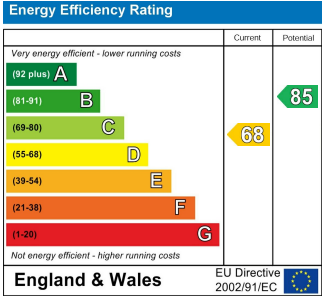
Mobile Signal/Coverage: Average - good

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.



For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings, if there are important matters which are likely to affect your decision to buy, please contact us before viewing the property. Robinsons can recommend financial services, surveying and conveyancing services to sellers and buyers. Robinsons staff may benefit from referral incentives relating to these services.



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