Brantwood Terrace, DL14 9TA
3 Bed - House - End Terrace
Starting Bid £70,000

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** For Sale by the modern method of Auction. Starting Bids £72,000. Reservation Fees Apply **

We are pleased to present this three-bedroom end-terraced house located on Brantwood Terrace in Bishop Auckland. This delightful property offers a spacious and comfortable living environment.

Upon entering, you are welcomed by a entrance lobby that leads to a well-appointed lounge, perfect for relaxation or entertaining guests. The modern refitted new kitchen is functional and provides ample space for culinary pursuits. Additionally, there is a versatile downstairs study or playroom, which can be adapted to suit your needs, whether as a home office or a children's play area.

The first floor boasts a generous landing with storage cupboard and that leads to three well-proportioned bedrooms, each offering a peaceful retreat. The family bathroom is conveniently located to serve all bedrooms. The property benefits from UPVC double glazing and gas central heating, ensuring warmth and comfort throughout the year.

Externally, the house features a forecourt at the front, while the rear yard offers a private outdoor space.

Situated in Tindale Crescent, this property enjoys easy access to local amenities, including shops and schools, and is conveniently located for commuting, with the A1M just a short drive away. Darlington town centre is also approximately twenty minutes away, making this location both practical and desirable.

This end-terraced house has been tastefully decorated and its true potential can only be fully appreciated through an internal inspection. We invite you to view this home and discover all it has to offer.

To arrange a viewing please call Robinsons on 01388 458111

GROUND FLOOR

Entrance Lobby

Lounge
13'1" x 11'3" (4.01 x 3.45)

Study
10'9" x 4'11" (3.30 x 1.52)

Kitchen/Dining Room
14'2" x 13'1" (4.34 x 3.99)

FIRST FLOOR

Landing

Bedroom 1
14'4" x 13'1" (4.37 x 4.01)

Bedroom 2
13'1" x 9'4" (4.01 x 2.87)

Bedroom 3
8'2" x 5'10" (2.51 x 1.80)

Bathroom

EXTERNAL

AGENTS NOTES
Electricity Supply: Mains
Water Supply: Mains
Sewerage: Mains
Heating: Gas
Broadband: Basic 7 Mbps, Superfast 80 Mbps, Ultrafast 1800 Mbps
Mobile Signal/Coverage: TBC
Tenure: Freehold
Council Tax: Durham County Council, Band A (£1701Min)
Energy Rating: E

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 authorities. Robinsons cannot accept liability for any information provided.

AUCTIONEERS COMMENTS
This property is for sale by the Modern Method of Auction. Should you view, offer or bid on the property, your information will be shared with the Auctioneer, iamsold.
This method of auction requires both parties to complete the transaction within 56 days of the draft contract for sale being received by the buyers solicitor. This additional time allows buyers to proceed with mortgage finance (subject to lending criteria, affordability and survey).
The buyer is required to sign a reservation agreement and make payment of a non-refundable Reservation Fee. This being 4.5% of the purchase price including VAT, subject to a minimum of £6,600.00 including VAT. The Reservation Fee is paid in addition to purchase price and will be considered as part of the chargeable consideration for the property in the calculation for stamp duty liability.
Buyers will be required to go through an identification verification process with iamsold and provide proof of how the purchase would be funded.
This property has a Buyer Information Pack which is a collection of documents in relation to the property. The documents may not tell you everything you need to know about the property, so you are required to complete your own due diligence before bidding. A sample copy of the Reservation Agreement and terms and conditions are also contained within this pack.
The buyer will also make payment of £300.00 including VAT towards the preparation cost of the pack, where it has been provided by iamsold.
The property is subject to an undisclosed Reserve Price with both the Reserve Price and Starting Bid being subject to change.
Referral Arrangements
The Partner Agent and Auctioneer may recommend the services of third parties to you. Whilst these services are recommended as it is believed they will be of benefit; you are under no obligation to use any of these services and you should always consider your options before services are accepted.
Where services are accepted the Auctioneer or Partner Agent may receive payment for the recommendation and you will be informed of any referral arrangement and payment prior to any services being taken by you.

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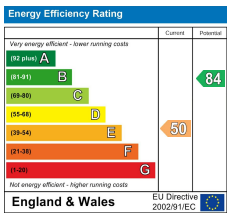

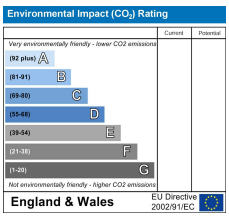

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RICS

ARLA Association of Residential Letting Agents

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