



Front Street South, Quarrington Hill, DH6 4QN  
3 Bed - House - End Terrace  
Offers Over £115,000

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## Front Street South Quarrington Hill, DH6 4QN

IDEAL FIRST BUY OR FAMILY HOME \*\* GOOD BUY-TO-LET POTENTIAL \*\* PARKING & GARDENS \*\* PLEASANT REAR VIEW \*\* VILLAGE LOCATION \*\* GOOD ROAD LINKS \*\* VIEWING ADVISED \*\*

The deceptively spacious floor plan comprises: inviting entrance hall, downstairs WC, modern fitted kitchen, large inviting lounge with multi fuel fire and French doors to the rear decked patio area. The first floor has three good size bedrooms and an attractive bathroom fitted with a white suite. Externally the property has one of the largest plots within this modern development with gardens to the side and rear, and allocated car parking to the front. There are also further visitor car parking space available.

Quarrington Hill, a charming village in County Durham, offers a peaceful rural setting with easy access to urban conveniences, making it an attractive option for potential buyers. The village has essential amenities, a community centre, and traditional pubs, while larger shopping and leisure facilities are just a short drive away in nearby towns. The surrounding countryside provides stunning views and opportunities for outdoor activities, including walking and cycling along scenic trails like those in Cassop Vale Nature Reserve.

Quarrington Hill is well-connected by road, with the A181 offering a straightforward route to Durham City and other nearby areas. Regular bus services further enhance accessibility, making it a suitable location for commuters and families alike. Its blend of village charm, access to nature, and proximity to essential services makes Quarrington Hill a desirable choice for those seeking a balanced and tranquil lifestyle.



















## GROUND FLOOR

### Hallway

### WC

### Kitchen

10'6" x 6'8" (3.20m x 2.03m)

### Lounge

15'3" x 14'9" (4.65m x 4.50m)

## FIRST FLOOR

### Bedroom

15'4" x 7'10" (4.67m x 2.39m)

### Bedroom

12'0" x 7'10" (3.66m x 2.39m)

### Bedroom

8'2" x 7'1" (2.49m x 2.16m)

### Bathroom/WC

### Agent Notes

Electricity Supply: Mains

Water Supply: Mains

Sewerage: Mains

Heating: Gas Central Heating

Broadband: Basic 5 Mbps, Superfast 80 Mbps

Mobile Signal/Coverage: Good/Average

Tenure: Freehold

Council Tax: Durham County Council, Band B - Approx. £1,984 p.a

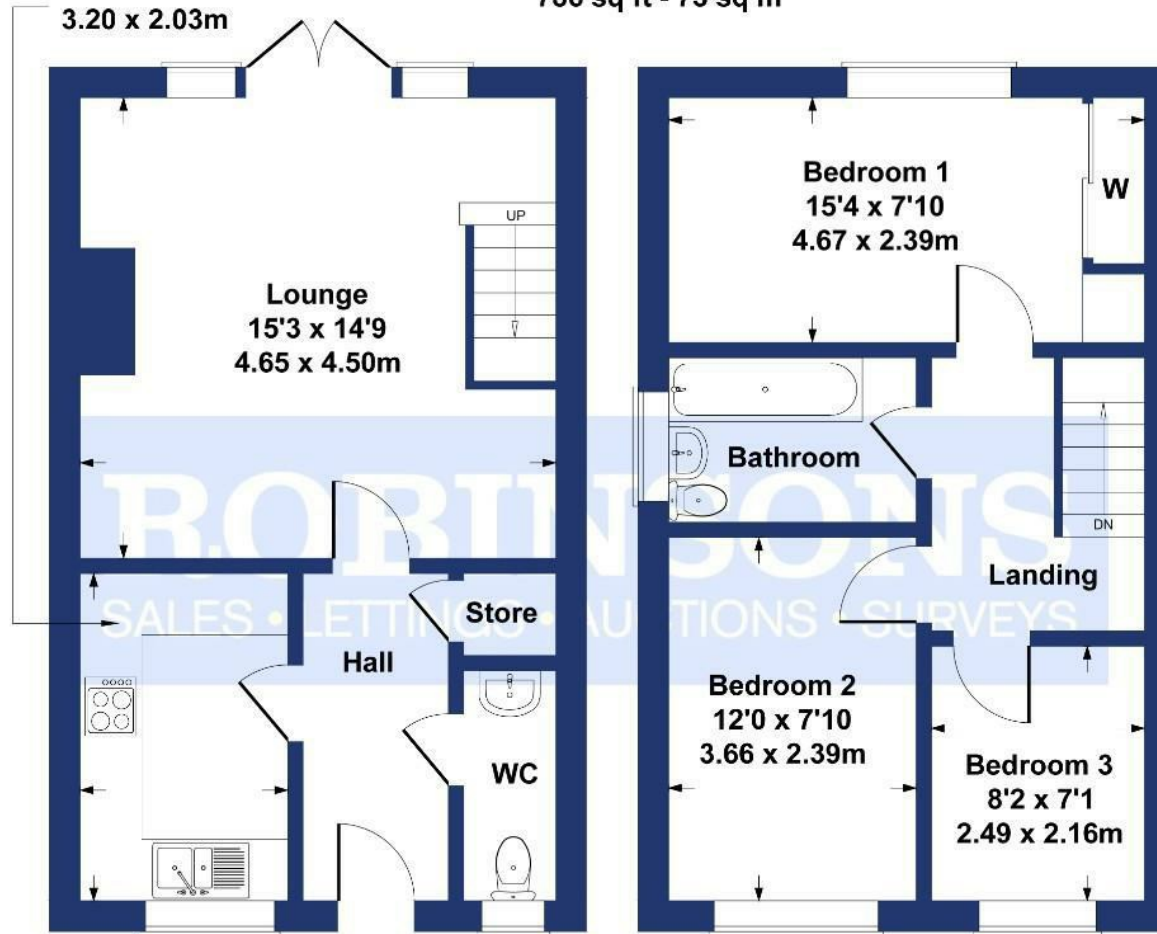
Energy Rating: C

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.

# Front Street South

Approximate Gross Internal Area  
786 sq ft - 73 sq m

Attractive Kitchen  
10'5 x 6'7  
3.20 x 2.03m



**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. 2025

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(82 plus) <b>A</b>		90
(81-81) <b>B</b>		
(69-80) <b>C</b>	76	
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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.

