



South View, Ushaw Moor, DH7 7PS
2 Bed - House - End Terrace
O.I.R.O £109,995

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Ideal Starter, Young Family or Investment Property ** Pleasant Position With Front Views ** Detached Garage With Drive ** Enclosed Rear Garden ** Popular Village Location ** Well Presented Modern Home ** Upvc Double Glazing & GCH ** Must Be Viewed **

The floor plan comprises: entrance hall, comfortable living room, fitted kitchen diner with French doors opening to the rear garden and patio area. The first floor has two bedrooms and bathroom/WC. Outside, the front provides a southerly aspect with pleasant views, whilst the rear enclosed garden offers a degree of privacy. There is also a detached garage with driveway.

Ushaw Moor is a popular location positioned on the periphery of historic Durham City. This vibrant community enjoys a wealth of conveniences, boasting an array of shopping outlets and leisure activities within Durham itself, while Ushaw Moor village offers additional local amenities to cater to residents' needs.

Ushaw Moor is ideally situated for exploring picturesque countryside and scenic cycle routes. Commuters are also well-served, thanks to the convenient proximity to major transportation arteries. A regular bus service passes through the development, ensuring seamless connectivity to the wider region. Moreover, the A690, A1(M), and A19 Highways are mere minutes away by car, facilitating easy access to neighbouring urban hubs and beyond. Whether you seek the tranquillity of nature or the bustle of city life.

GROUND FLOOR

Hallway

Lounge

14'10 x 9'11 (4.52m x 3.02m)

Kitchen Diner

13'2 x 7'6 (4.01m x 2.29m)

FIRST FLOOR

Bedroom

13'2 x 9'1 (4.01m x 2.77m)

Bedroom

13'2 x 7'7 (4.01m x 2.31m)

Bathroom/WC

7'5 x 5'8 (2.26m x 1.73m)

OUR SERVICES

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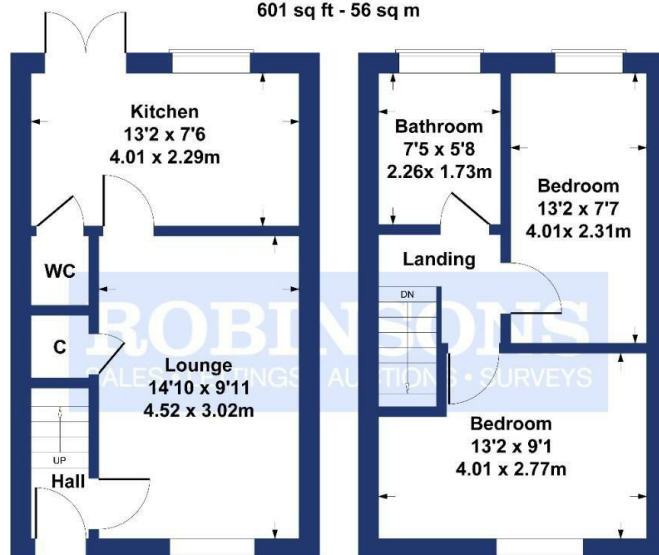
Property Auctions

Lettings and Management

Strategic Marketing Plan

Dedicated Property Manager

South View
Approximate Gross Internal Area
601 sq ft - 56 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. 2025

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

DURHAM

1-3 Old Elvet
DH1 3HL

T: 0191 386 2777 (Sales)

T: 0191 383 9994 (option1) (Lettings)

E: info@robinsonsdurham.co.uk

DURHAM REGIONAL HEAD OFFICE

19A old Elvet
DH1 3HL

T: 0191 383 0777

E: info@robinsonsdurham.co.uk

CHESTER-LE-STREET

45 Front Street
DH3 3BH

T: 0191 387 3000

E: info@robinsonscs.co.uk

BISHOP AUCKLAND

120 Newgate Street
DL14 7EH

T: 01388 458111

E: info@robinsonsbishop.co.uk

CROOK

Royal Corner
DL15 9UA

T: 01388 763477

E: info@robinsonscrook.co.uk

SPENNYMOOR

11 Cheapside
DH16 6QE

T: 01388 420444

E: info@robinsonsspenny Moor.co.uk

SEDFIELD

3 High Street
TS21 2AU

T: 01740 621777

E: info@robinsonssedgefield.co.uk

WYNYARD

The Wynd
TS22 5QQ

T: 0174 064 5444

E: info@wynyardfineandcountry.co.uk

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1 Old Elvet, Durham City, Durham, DH1 3HL | Tel: 0191 386 2777 | info@robinsonsdurham.co.uk

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