



Eppleton Close, Langley Park, DH7 9UX
2 Bed - Bungalow - Detached
O.I.R.O £129,950

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No Upper Chain ** Popular Village Location ** Rarely Available ** Detached Bungalow ** Some General Updating Required ** GCH Via Combi & Upvc Double Glazing ** Rear Enclosed Garden ** Garage & Drive ** Early Viewing Advised **

The floor plan comprises: entrance porch, comfortable lounge dining room, fitted kitchen, inner hallway, two good sized bedrooms and bathroom/WC. Outside, the property has a good sized enclosed rear garden, side drive and detached garage.

Langley Park is a village that lies just off the A(691) Durham to Consett Highway which also leads to the A(167) Highway , providing good road links to both North and South. Located approximately 5 miles northwest of the city of Durham. Langley Park is a residential area with a mix of traditional and modern housing, catering to a variety of families and individuals. The village has a rich history and benefits from a peaceful and picturesque environment, surrounded by natural beauty and green landscapes characteristic of the Durham countryside. Langley Park offers a range of local amenities, such as shops, pubs, and schools. However, for more extensive shopping and entertainment options, residents often travel to Durham city centre.



Kitchen

8'10 x 9'06 (2.69m x 2.90m)

Lounge Diner

15'07 x 19'08 (4.75m x 5.99m)

Porch

3'05 x 5'04 (1.04m x 1.63m)

Bedroom

13'09 x 8'06 (4.19m x 2.59m)

Bedroom

10'11 x 6'11 (3.33m x 2.11m)

Bathroom/WC

5'06 x 6'04 (1.68m x 1.93m)

Agent Notes

Electricity Supply: Mains
Water Supply: Mains
Sewerage: Mains
Heating: Gas Central Heating
Broadband: Basic 1 Mbps, Superfast 68 Mbps, Ultrafast 10000 Mbps
Mobile Signal/Coverage: Average
Tenure: Freehold
Council Tax: Durham County Council, Band B - Approx. £1,984p.a
Energy Rating: D

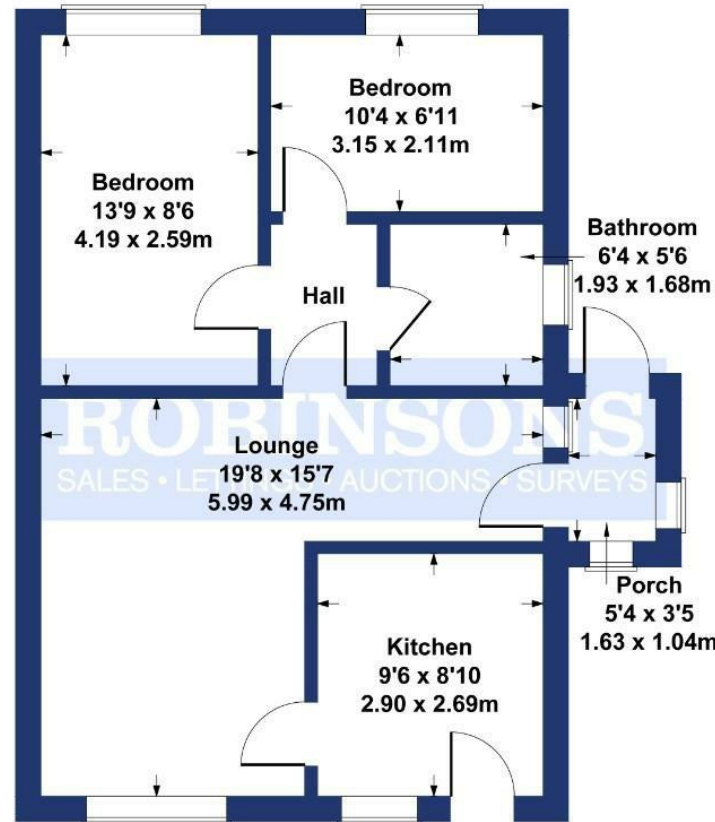
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Eppleton Close

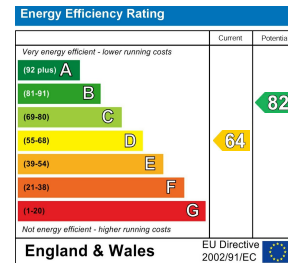
Approximate Gross Internal Area
611 sq ft - 57 sq m



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.

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