

Albert Street, Chilton, DL17 0QA
2 Bed - House - Mid Terrace
£39,950

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Robinsons Estate Agents are now in receipt of an offer for the sum of £46,750 (Forty Six Thousand, Seven Hundred and Fifty Pounds) for 48 Albert Street, Chilton, Co Durham, DL17 0QA.

Anyone wishing to place an offer on the property should contact Robinsons Estate Agents, 11 Cheapside Spennymoor, DL16 6QE Tel 01388 420444 before exchange of contracts.

We offer to the market this TWO BEDROOM MID TERRACE HOUSE which is offered to the market with no onward chain. Conveniently located close to all local shops, amenities and well placed for the commuter travelling to Durham City Centre, Darlington and Teesside, the A1 and A19 are in close proximity providing good road links to other parts of the region. The property would make an ideal home for the first time buyer or property investor. This larger than average property benefits from been UPVC DOUBLE GLAZING and GAS CENTRAL HEATING.

The property briefly comprises of ENTRANCE Vestibule, spacious lounge, separate dining room and kitchen. To the first floor is two good sized bedrooms and family bathroom. Externally to the rear is an enclosed yard. In more detail the accommodation comprises of

EPC Rating D
Council Tax Band A

All services/appliance have not, and will not be tested.

Hall

Stairs to first floor.

Lounge

13'8 x 12'1 max points (4.17m x 3.68m max points)
UPVC window, radiator.

Dining Room

15'6 x 9'7 max points (4.72m x 2.92m max points)
UPVC window, radiator, storage cupboard.

Kitchen

11'3 x 7'5 (3.43m x 2.26m)
Wall and base units, uPVC window, radiator, sink with mixer tap and drainer, plumbed for washing machine, electric cooker point, tiled splashbacks.

Landing

Access to bedrooms and bathroom.

Bedroom One

13'9 x 12'3 max points (4.19m x 3.73m max points)
UPVC window, radiator, airing cupboard.

Bedroom Two

9'6 x 8'5 (2.90m x 2.57m)
UPVC window, radiator.

Bathroom

9'6 x 6'7 (2.90m x 2.01m)
Panelled bath with shower over, wash hand basin, W/C, storage cupboard, uPVC window, radiator.

Externally

To the rear there is a small enclosed yard.

Agent Notes

Electricity Supply: Mains
Water Supply: Mains
Sewerage: Mains
Heating: Gas Central Heating
Broadband:
Mobile Signal:
Tenure: Freehold
Council Tax: Durham County Council, Band: A approx. £1,704.52 pa
Energy Rating: D

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.



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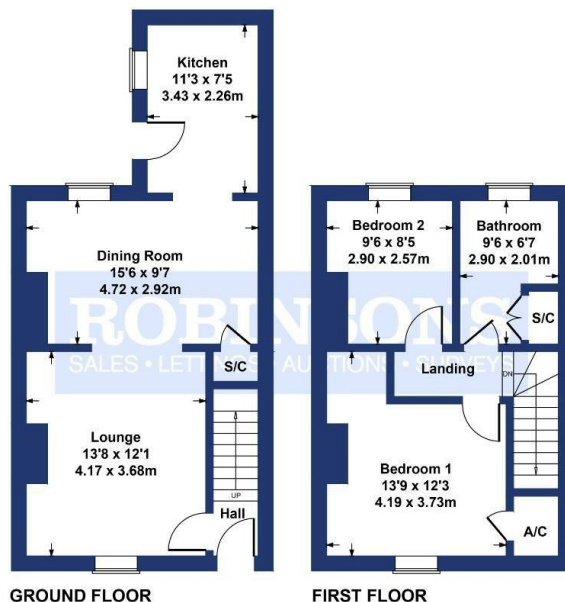
Property Auctions

Lettings and Management

Strategic Marketing Plan

Dedicated Property Manager

Albert Street
Approximate Gross Internal Area
823 sq ft - 76 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.

Produced by Potterplans Ltd. 2025

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
105-120 kWh/m²/yr A			87
81-104 kWh/m²/yr B			
61-80 kWh/m²/yr C			
41-60 kWh/m²/yr D			
21-40 kWh/m²/yr E			
1-20 kWh/m²/yr F			
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			
105-120 g/m²/yr A			
81-104 g/m²/yr B			
61-80 g/m²/yr C			
41-60 g/m²/yr D			
21-40 g/m²/yr E			
1-20 g/m²/yr F			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

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Every care has been taken with the preparation of these particulars, but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance please ask or professional verification should be sought. All dimensions are approximate. The mention of fixtures, fittings &/or appliances does not imply they are in full efficient working order. Photographs are provided for general information and it cannot be inferred that any item shown is included in the sale. These particulars do not constitute a contract or part of a contract.

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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