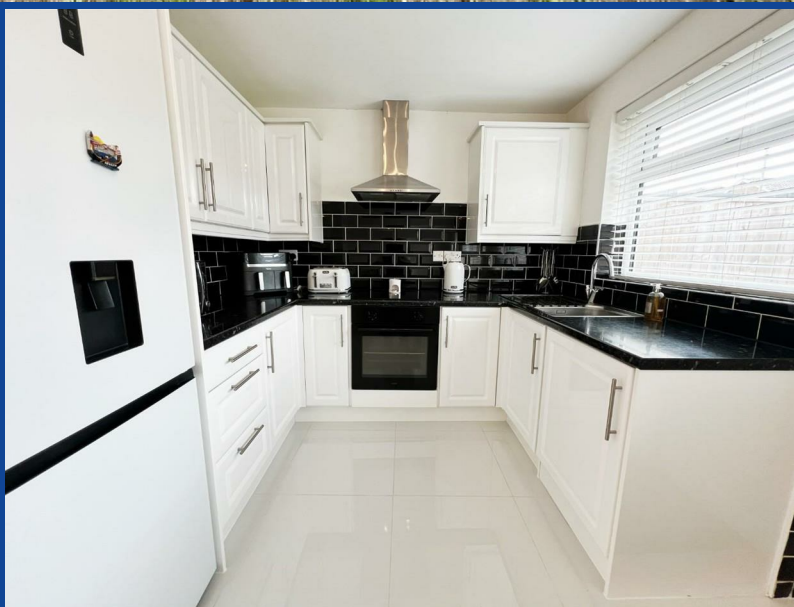




Corscombe Close, Ferryhill, DL17 8DB
3 Bed - House - Semi-Detached
£155,000

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Nestled in the charming Corscombe Close, Ferryhill, this truly stunning three-bedroom semi-detached home is a remarkable find that reflects both class and style. The current owner has taken great care to ensure that the property is presented to the highest standard, making it an ideal choice for families or those seeking a comfortable living space.

As you approach the house, you will be greeted by easy-to-maintain gardens that offer a beautiful and private outlook from the front elevation, creating a welcoming atmosphere. Inside, the spacious lounge provides a perfect setting for relaxation, while the large dining room is ideal for entertaining guests or enjoying family meals. The well-presented kitchen is both functional and stylish, catering to all your culinary needs.

The property boasts a stunning bathroom that adds a touch of luxury to your daily routine. With three generously sized bedrooms, there is ample space for everyone to enjoy their own sanctuary. Additionally, the convenience of off-road parking and a garage enhances the practicality of this lovely home.

We highly recommend this property and encourage early viewing to avoid disappointment. This semi-detached gem is not just a house; it is a place where you can create lasting memories. Don't miss the opportunity to make it your own.

EPC Rating
Council Tax Band

Hallway

UPVC window, quality flooring, radiator, storage cupboard.

Lounge

14'2 x 14'7 max points (4.32m x 4.45m max points)

UPVC window, radiator, quality flooring, stairs to first floor.

Dining Room

14'6 x 9'9 (4.42m x 2.97m)

UPVC window, radiator, stylish tiled flooring, space for large dining room table, spotlights.

Kitchen

13'9 x 8'5 (4.19m x 2.57m)

White wall and base units, integrated oven, hob, extractor fan, tiled flooring and splashbacks, space for fridge freezer, stainless steel sink with mixer tap and drainer, uPVC window, radiator, plumbed for washing machine, access to rear.

Landing

UPVC window.

Bedroom One

14'0 x 8'5 + robes (4.27m x 2.57m + robes)

Fitted wardrobes, radiator, uPVC window, quality flooring, lovely outlook.

Bedroom Two

9'1 x 8'2 (2.77m x 2.49m)

UPVC window, radiator, quality flooring.

Bedroom Three

11'0 x 6'0 (3.35m x 1.83m)

UPVC window, radiator, quality flooring, access to loft, lovely outlook.

Bathroom

Large white panelled bath with shower over, wash hand basin, W/C, tiled flooring, chrome towel radiator, tiled splashbacks, uPVC window.

Externally

To the front elevation is an easy to maintain garden, which overlooks a lovely and pleasant green area. While to the rear there is a lovely enclosed garden which gives access to a garage which is close by, located within a block

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: B approx. £1,993.57 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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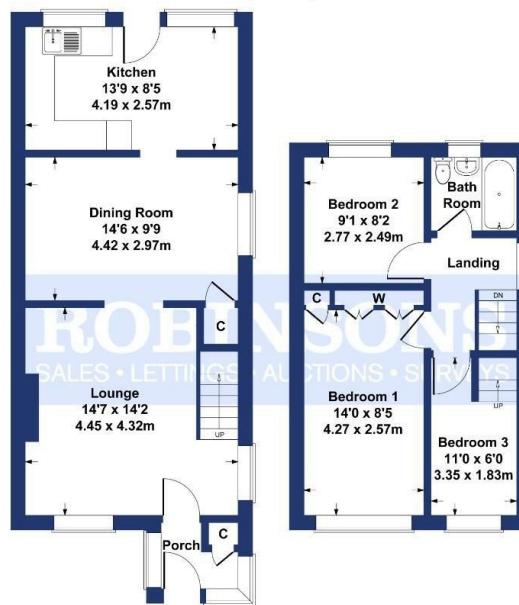
Lettings and Management

Strategic Marketing Plan

Dedicated Property Manager

Corscombe Close

Approximate Gross Internal Area
864 sq ft - 80 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			
101-120 kWh/m²/yr A			
81-100 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			
Below 1 kWh/m²/yr 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			
101-120 g/kWh A			
81-100 g/kWh B			
61-80 g/kWh C			
41-60 g/kWh D			
21-40 g/kWh E			
1-20 g/kWh F			
Below 1 g/kWh G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

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