



Holmlands Park, Chester Le Street, DH3 3PJ
2 Bed - House - Semi-Detached
£240,000

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Holmlands Park

Chester Le Street, DH3 3PJ

* EXTENDED * CHARACTERFUL FEATURES * SOUGHT-AFTER HOLMLANDS PARK *
MODERN KITCHEN AND BATHROOM * 34FT LOUNGE AND DINING ROOM * DRIVEWAY
AND DETACHED GARAGE *

Situated in the highly desirable Holmlands Park area of Chester-le-Street, this charming two-bedroom semi-detached home offers an excellent opportunity for a variety of buyers. Positioned on a large corner plot, the property benefits from gardens to three sides, a detached garage, and off-street parking, while being within walking distance of Chester-le-Street town centre, with its range of amenities, transport links, and well-regarded schools. The picturesque riverside park is also just a short stroll away, offering scenic walks and green open spaces.

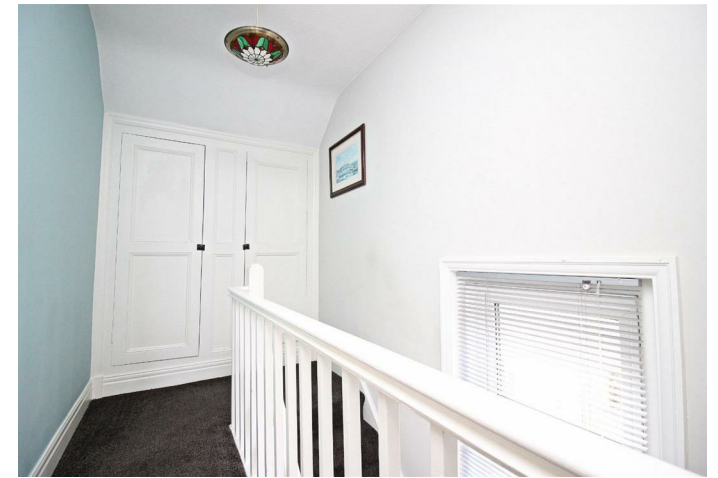
A welcoming front porch provides useful storage space before leading into the main hallway. The impressive 34ft lounge and dining room is flooded with natural light, featuring a walk-in bay window to the front and French doors to the rear, creating a bright and spacious living area perfect for entertaining. The modern fitted kitchen offers ample storage and worktop space, with a stylish finish and convenient access to the rear garden.

Upstairs, there are two generously sized double bedrooms. The modern shower room is beautifully finished, and a separate WC adds further convenience.

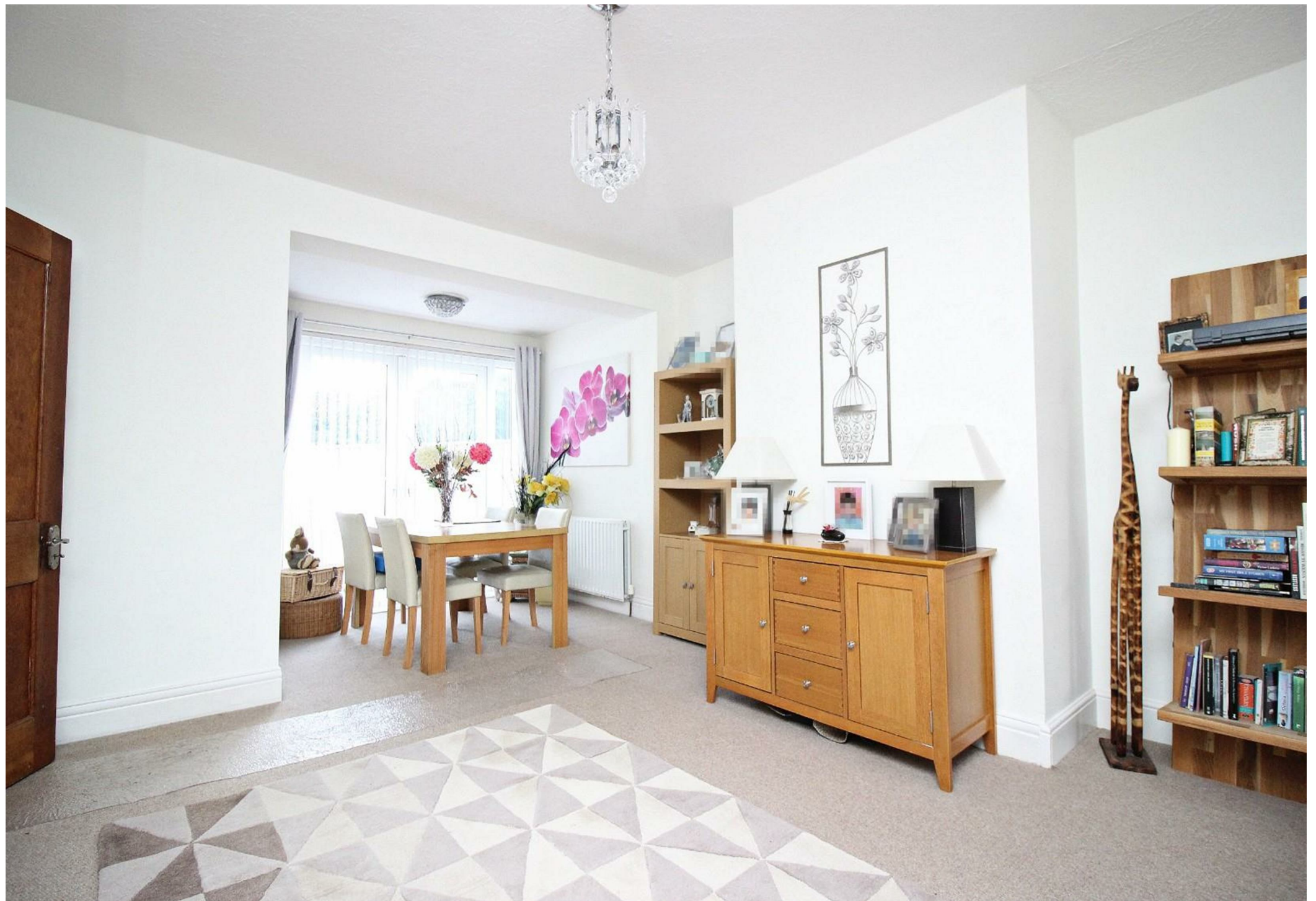
Externally, the property benefits from gated driveway access leading to a detached garage, while the surrounding gardens provide plenty of outdoor space. The rear garden enjoys a pleasant outlook, making it an ideal spot to relax.

Holmlands Park is a highly sought-after residential street, known for its surroundings while still being incredibly convenient for commuters, with excellent road and rail links nearby, including direct train services to Durham, Newcastle, and beyond.

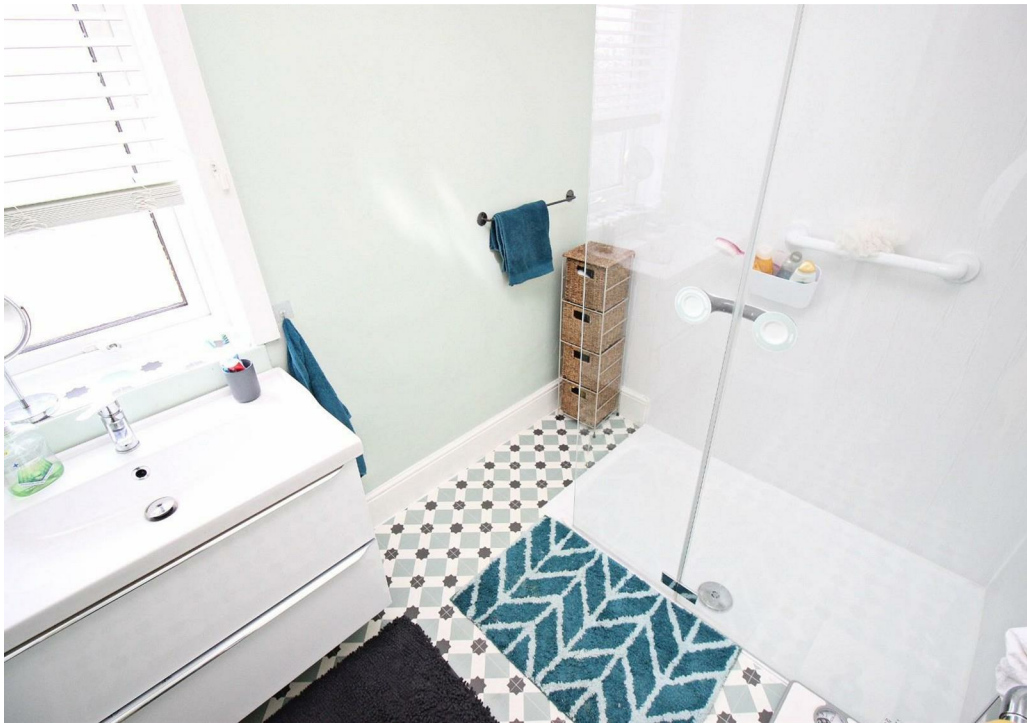
This is a fantastic opportunity to acquire a well-presented home in a prime location. Early viewing is highly recommended.











GROUND FLOOR

Entrance Porch

Hallway

Lounge / Dining Room

34'1" x 12'9" (10.4 x 3.9)

Kitchen

14'5" x 9'6" max (4.4 x 2.9 max)

FIRST FLOOR

Landing

Bedroom

12'5" x 12'1" (3.8 x 3.7)

Bedroom

12'5" x 12'1" (3.8 x 3.7)

Shower Room

7'6" x 5'10" (2.3 x 1.8)

WC

EXTERNALLY

Detached Garage

Agent's Notes

Electricity Supply: Mains

Water Supply: Mains

Sewerage: Mains

Heating: Gas Central Heating

Broadband: Basic 17 Mbps, Superfast 80 Mbps, Ultrafast 1,139 Mbps

Mobile Signal/Coverage: Good/Average

Tenure: Freehold

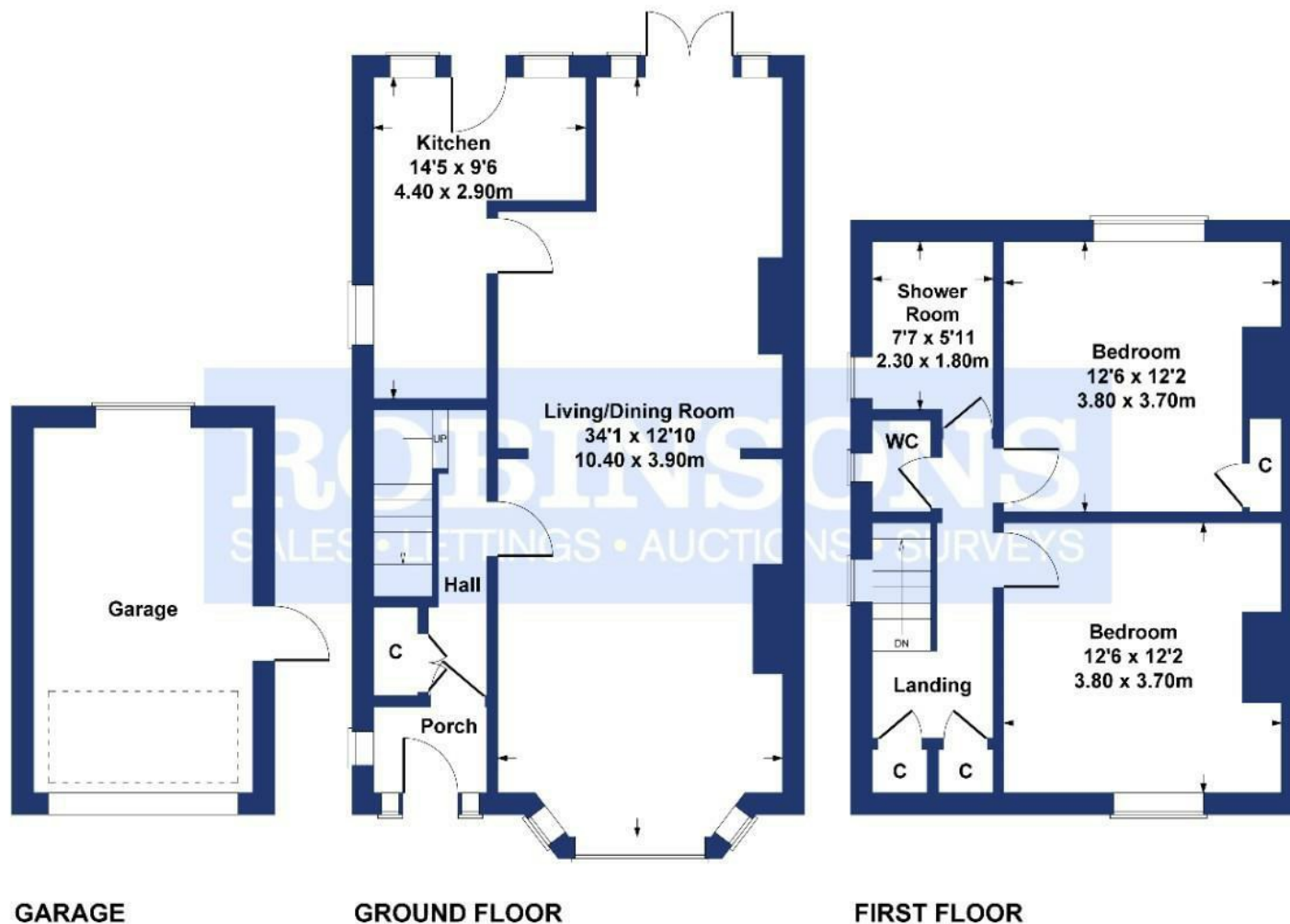
Council Tax: Durham County Council, Band D - Approx. £2,431 p.a

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.

Holmlands Park

Approximate Gross Internal Area
1066 sq ft - 99 sq m
(Excluding Garage)



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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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.



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