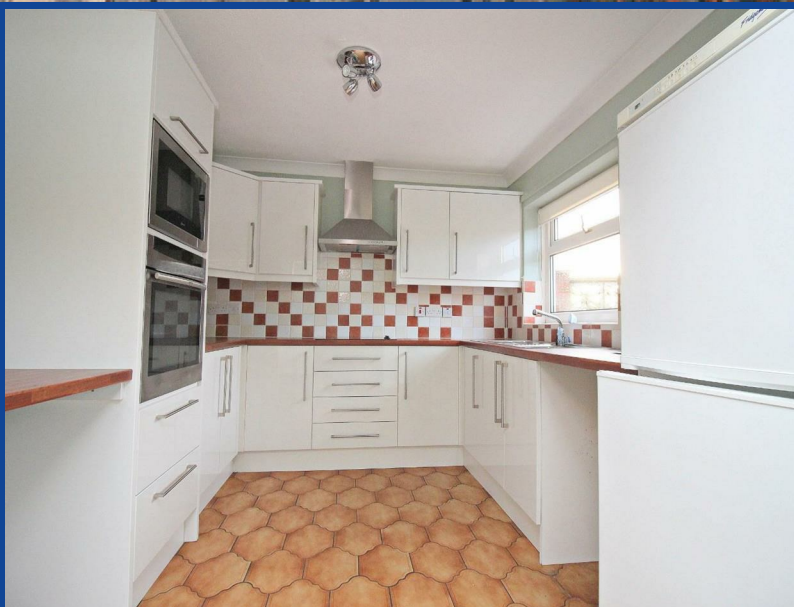




St. Cuthberts Avenue, Chester Le
Street, DH3 3PS
2 Bed - Bungalow - Semi Detached
£190,000

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32 St Cuthberts Avenue, Chester Le Street, DH3 3PS

We are acting in the sale of the above property and have received an offer of £185,000 on the above property.

Any interested parties must submit any higher offers in writing to the selling agent before exchange of contracts takes place.

* NO CHAIN * REDUCED * RARELY AVAILABLE * FANTASTIC LOCATION * EXTENDED * LARGE REAR GARDEN * GARAGE *

Offered to the market with the benefit of no onward chain, this rarely available, extended, two-bedroom semi-detached bungalow is situated in a traditionally highly sought-after location.

St Cuthbert's Avenue is ideally positioned between Chester-le-Street town centre and the attractive Riverside Park area, which lies adjacent to the River Wear and the cricket ground. This prime location places it within walking distance of the town's many shops and leisure facilities. Chester-le-Street is an excellent commuter base, offering good road links to Durham City, Gateshead, Newcastle upon Tyne, and Sunderland.

The accommodation briefly comprises: an entrance lobby, a bedroom with fitted wardrobes, a large living room and dining area, an additional bedroom, an inner lobby, a bathroom, a sizeable kitchen with French doors leading to the rear garden, and a garden room/dining room.

Externally, the property features a low-maintenance garden to the front and a large rear garden offering a good degree of privacy. There is also a garage, accessible via a shared driveway.

Entrance Hall

Bedroom

Lounge

Inner Lobby

Bathroom

Bedroom

Kitchen

Dining/Garden Room

EXTERNAL

Externally, the property features a low-maintenance garden to the front and a large rear garden offering a good degree of privacy. There is also a garage, accessible via a shared driveway.

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 C - Approx. £2,161 p.a

Energy Rating: E

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.



OUR SERVICES

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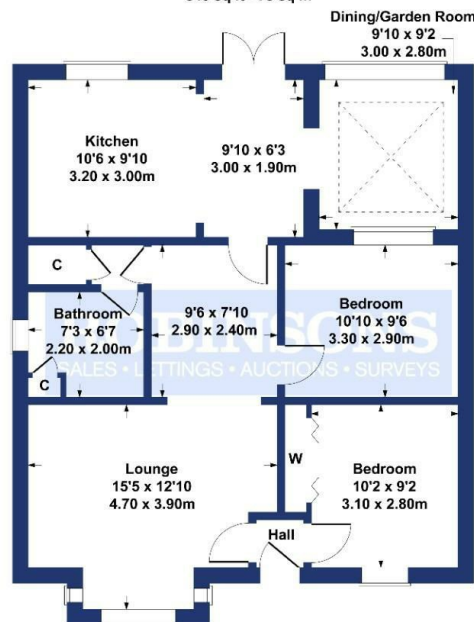
Lettings and Management

Strategic Marketing Plan

Dedicated Property Manager

St Cuthberts Avenue

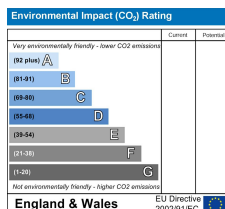
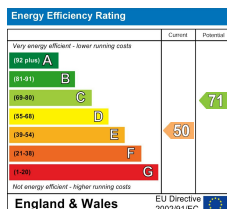
Approximate Gross Internal Area
840 sq ft - 78 sq m



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



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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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