



Success Road, DH4 4TJ
3 Bed - Bungalow - Detached
£350,000

ROBINSONS
SALES • LETTINGS • AUCTIONS • SURVEYS

Success Road , DH4 4TJ

* VERY RARELY AVAILABLE * EXTENDED * LARGE PLOT * FLEXIBLE FLOORPLAN *
DETACHED GARAGE AND TWO WORKSHOPS * HIGHLY REGARDED LOCATION *

A superb opportunity to purchase a rarely available home on one of the area's traditionally sought-after and well-regarded streets. Set on a large plot, this versatile property has been extended and includes additional rooms created in the loft, offering an adaptable layout to suit a variety of buyers.

The floor plan comprises an entrance lobby, hallway, and a lounge which could alternatively be used as a bedroom, along with two further good-sized bedrooms. There is a sitting area or secondary lounge featuring a log-burning fireplace and stairs to the first floor, and a spacious dining kitchen with French doors opening onto the rear garden.

To the first floor there is a landing with a useful study area, a bedroom with access to a large eaves storage space, and a WC (the vendor has informed us this requires fixing).

Externally the property offers generous outdoor space, including a large driveway with both entrance and exit points providing easy off-street parking. There is a substantial detached garage and two workshops, ideal for storage, hobbies or business use subject to consent.

To the rear is a well-sized split-level garden with privacy, patio and planting areas, while to the side is a further large garden with well-stocked borders, offering excellent scope for outdoor enjoyment or future landscaping.

Success Road is a traditionally highly regarded location within Houghton le Spring, known for its established surroundings and convenient access to local amenities. The town centre provides a range of shops, cafés, supermarkets and leisure facilities, while nearby transport links via the A690, A19 and A1(M) make commuting to Durham, Sunderland and Newcastle straightforward. The area also benefits from reputable schools, attractive countryside walks and proximity to the historic Penshaw Monument and Herrington Country Park.













Entrance Hallway

Lounge / Bedroom

Bedroom

Lounge / Dining Room

Kitchen

Bathroom

Bedroom

FIRST FLOOR

Bedroom

W.C

Store Room

EXTERNAL

Externally the property offers generous outdoor space, including a large driveway with both entrance and exit points providing easy off-street parking. There is a substantial detached garage and two workshops, ideal for storage, hobbies or business use subject to consent.

Agents Notes

Electricity Supply: Mains

Water Supply: Mains

Sewerage: Mains

Heating: Gas

Broadband: Basic 17 Mbps, Superfast 80 Mbps, Ultrafast 1000 Mbps

Mobile Signal/Coverage: Average/Good

Tenure: Freehold

Council Tax: Sunderland County Council, Band C- Approx. £1,860 (min)

Energy Rating: TBC



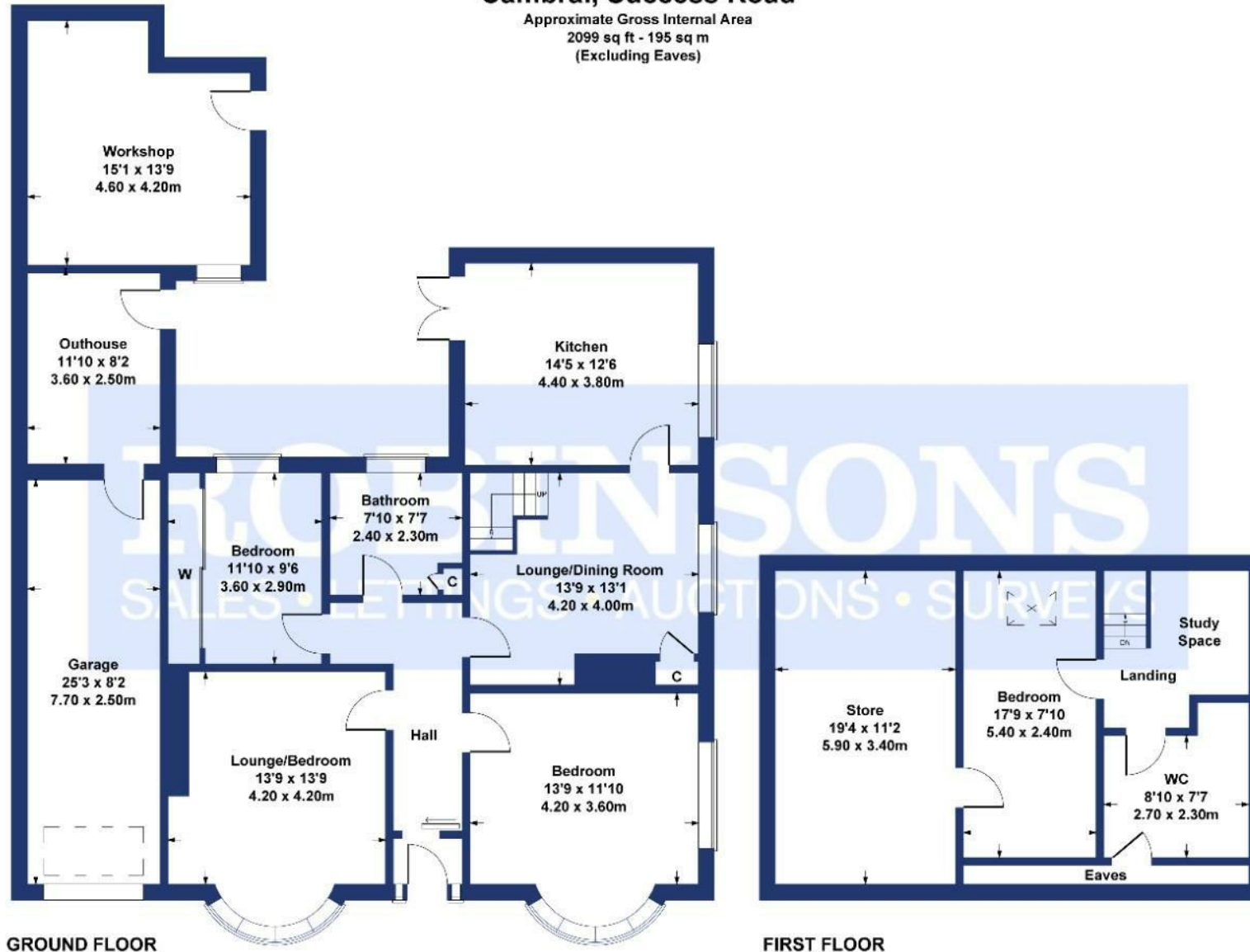
Disclaimer: The preceding details have been sourced from the seller and OnTheMarket.com. Verification and clarification of this information, along with any further details concerning Material Information parts A, B & C, should be sought from a legal representative or appropriate authorities. Robinsons cannot accept liability for any information provided.

HMRC Compliance requires all estate agents to carry out identity checks on their customers, including buyers once their offer has been accepted. These checks must be completed for each purchaser who will become a legal owner of the property. An administration fee of £30 (inc. VAT) per individual purchaser applies for carrying out these checks.



Cambrai, Success Road

Approximate Gross Internal Area
2099 sq ft - 195 sq m
(Excluding Eaves)



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		
(82 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

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.



45 Front Street, Chester Le Street, DH3 3BH
Tel: 0191 387 3000
info@robinsonscsls.co.uk
www.robinsonsestateagents.co.uk

