



Bendle Terrace, Mickleton, Barnard Castle, County Durham, DL12 0JU

£375,000

A truly idyllic lifestyle period cottage with large garden, superb views, outbuildings, charm and character.
Versatile 2/3 bed layout.

GENERAL DESCRIPTION

Dales & Shires Estate Agents are very pleased to offer for sale this delightful village home: A most charming and characterful period cottage, offering an exceptional lifestyle in this picturesque and desirable location in Teesdale. Features include: versatile 2-3 bedroom layout, spacious living areas, modern fixtures, air source heat pump, log burner, exposed beams, detached garden studio and stunning views. We anticipate this property will appeal to a variety of discerning buyers and we advise an early viewing to appreciate the location, lifestyle, character, gardens, views and value.

PROPERTY SUMMARY

The spacious and versatile accommodation includes 2 double bedrooms to the first floor (plus study/dressing room), en-suite shower room, bathroom. Ground floor includes a spacious lounge, dining room, kitchen and office/bed 3. Externally there are outstanding, large gardens to three sides, with parking, stone built garden studio, store and workshop.

LOCATION

The property is idyllically situated on a quiet back lane in the highly desirable and established village of Mickleton. Set within stunning scenery, the local area offers a variety of amenities and outdoor pursuits. Barnard Castle, Richmond, Middleton-in-Teesdale, Bishop Auckland, Durham and Darlington are within easy reach and offer a comprehensive array of additional amenities, including shops, restaurants, highly regarded schools, transport links and recreational facilities. Popular with residents and tourists, the area is an ideal base for those keen to explore the beautiful surrounding countryside, with the North Pennines AONB, Yorkshire Dales National Park and the famous High Force waterfall all easily accessible. There are plentiful walking and cycling routes in the local area. The A1 and A66 are easily accessible, making the area a popular choice for commuters who wish to enjoy a convenient yet rural lifestyle.

DIRECTIONS

Sat Nav location: DL12 0JU.

GROUND FLOOR

Front entrance into a vestibule with coat and shoe space. Additional front entrance door to the kitchen.

Lounge 20' 2" x 13' 4" (6.14m x 4.06m) max.

A large, main reception room with impressive stone fireplace with log burner.

Dining Room 11' 9" x 7' 2" (3.58m x 2.18m) into bay.

Ample breakfast and dining space, with French doors onto the rear deck and garden.

Kitchen 12' 11" x 8' 10" (3.93m x 2.69m) max.

A modern fitted kitchen with panoramic picture window and space for a 90cm range cooker.

Office / Bedroom Three 8' 5" x 6' 7" (2.56m x 2.01m)

A useful additional room with understairs storage cupboard.



FIRST FLOOR

Central landing.

Bedroom One 13' 4" x 12' 2" (4.06m x 3.71m) max. L shaped.

Double bedroom with front window. Door to:

En-Suite 7' 5" x 3' 4" (2.26m x 1.02m)

Modern fitted shower suite.

Bedroom Two 13' 5" x 7' 5" (4.09m x 2.26m)

Small double/large single bedroom with front window.

Dressing Room / Study 8' 7" x 6' 7" (2.61m x 2.01m) some restricted head height to eaves.

Being a throughfare to bedroom 2, this is ideal as a study, dressing room or play room.

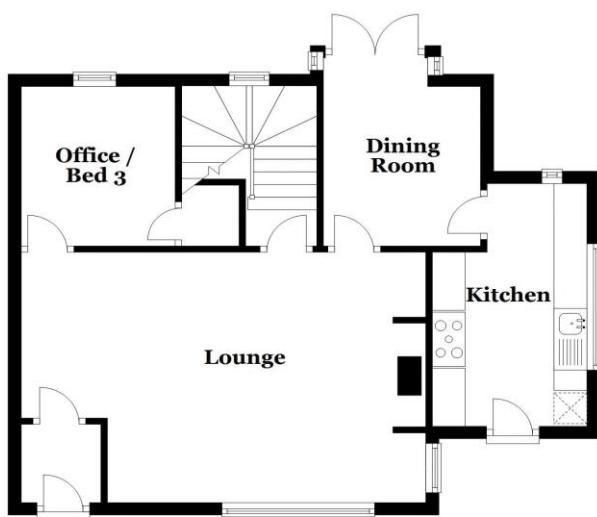
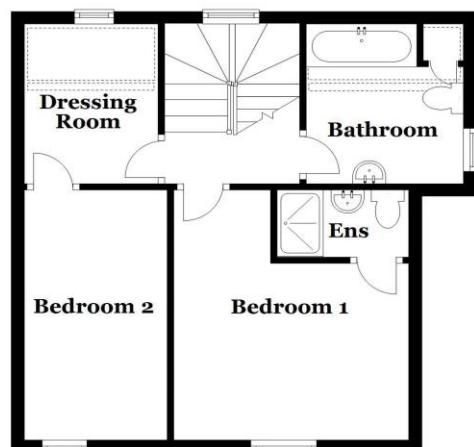
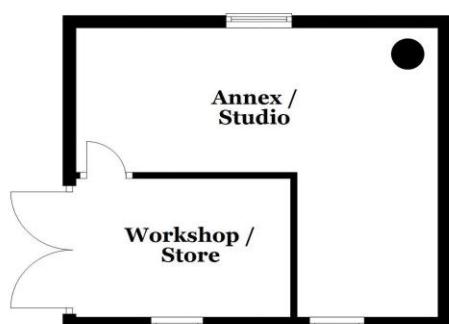
Bathroom 8' 7" x 8' 4" (2.61m x 2.54m) some restricted head height to eaves.

Fitted bath suite. Side window.

DETACHED GARDEN OFFICE / STUDIO 18' 1" x 15' 5"

(5.51m x 4.70m) max overall.

A particularly valuable annex to the property. Currently used for hobbies and seating, but being ideal for many other uses. The spacious room is decorated and insulated, and has power, lighting and a log burner. Windows with superb views. Within the building there is also a good sized store/workshop.

**Ground Floor****First Floor****Garden Studio**



OUTSIDE

The large and established lifestyle gardens extend to three sides and are truly exceptional. There are lawns, flowering borders, raised vegetable beds, log store, raised seating deck, paved seating area, off street parking and an additional timber workshop (also with power and light).

AGENT'S NOTES

We understand that this property is one of many in the area built upon land included in the 'Mickleton lease', which is an historic 1000 year lease from 1607. This doesn't generally cause any issues and is quite a commonplace arrangement in the local area. Further details are available upon request. **RIGHT OF WAY:** The adjoining neighbouring properties have a right of way via the drive/garden of this property to get to the rear for access/deliveries (eg coal delivery). External photos: External photos were taken before the greenhouse was removed - this area is now a larger vegetable/fruit patch.

ADDITIONAL INFO:

We have been informed that the air source heat pump is registered under the RHI (Renewable Heat Incentive) grant scheme. The owners/buyers would be entitled to the remaining benefits, which currently equates to £394.53 per quarter - until 22/07/2028.

Tenure: Freehold.

Council Tax Band: B.

These details were prepared / amended on: 22/01/2026

AGENT'S STANDARD DISCLAIMER

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PROPERTY TO SELL?

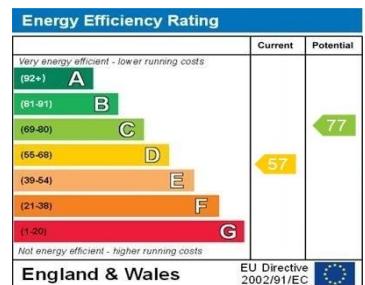
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