



**HUNTERS**<sup>®</sup>  
HERE TO GET *you* THERE

22 Front Street, Castleside, Consett, DH8 9AR

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Asking Price £374,950

Presenting a splendid detached house in a highly sought-after location, now available for sale. The property is in good condition and offers an array of attractive features.

The house boasts five spacious bedrooms, all doubles, with the master bedroom benefitting from an en-suite, adding convenience and luxury. The well-appointed kitchen is a pleasure to cook in with built-in pantries, a utility room and an abundance of natural light.

There are three reception rooms, each exuding an inviting atmosphere. Reception room one and three are bathed in light from large windows and offer a spectacular garden view. Room two adds a warm touch with a beautiful fireplace and wood floors. Reception room three also provides direct access to the garden, perfect for indoor-outdoor living.

Outside, the property features a single garage and ample parking. A well-maintained garden offers an ideal place to relax or entertain guests.

The house is located within proximity to public transport links, schools, local amenities, and green spaces. It is perfect for families who enjoy outdoor activities like walking and cycling, with nearby parks and routes readily available.

This property falls within council tax band D. Unique features such as a fireplace, parking, and a garden add charm and practicality to this beautiful home.

In summary, this property offers a perfect balance of comfortable living with excellent amenities and a desirable location. Schedule a visit to appreciate the full potential of this beautiful home.

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Ground Floor



Floor 1



Floor 2

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Approximate total area<sup>(1)</sup>

222.7 m<sup>2</sup>  
2399 ft<sup>2</sup>

Reduced headroom

1.8 m<sup>2</sup>  
19 ft<sup>2</sup>

(1) Excluding balconies and terraces

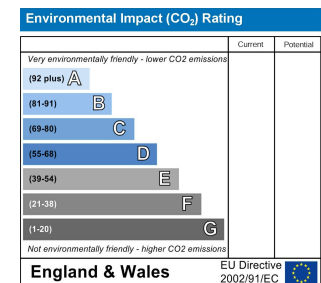
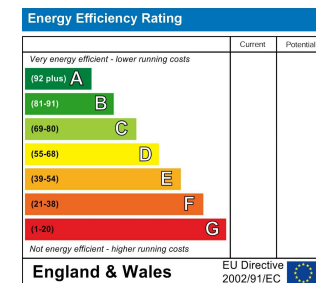
Reduced headroom

..... Below 1.5 m/5 ft


While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

GIRAFFE360



## Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i> <div> <div>(92 plus) A</div> <div>(81-91) B</div> <div>(69-80) C</div> <div>(55-68) D</div> <div>(39-54) E</div> <div>(21-38) F</div> <div>(1-20) G</div> </div> <i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.



