



Ann Cordey
ESTATE AGENTS

Cocker Beck House, 3 Green Chare, Darlington, DL3 9ED
Offers In The Region Of £129,950



Cocker Beck House, 3 Green Chare, Darlington, DL3 9ED

A spacious ground floor apartment located within the exclusive Green Chare development, just off the village green at Cockerton. The Two bedroomed property is sure to have great appeal offering delightful open plan living space with French doors that open to beautiful views at the front, allowing natural light to flood the rooms.

The property boasts a spacious layout with an open living, dining, and kitchen area, perfect for entertaining guests or simply relaxing after a long day. With two good-sized bedrooms, there is plenty of space for a small family, guests, or even a home office. The shower room has a mains fed shower and is finished in modern ceramics.

Situated just off the green at Cockerton village, you'll find yourself in close proximity to a parade of shops, providing convenience at your doorstep. Additionally, the property offers easy access to the town centre, West Park, and supermarkets, making errands a breeze.

For those who commute, this apartment is ideal as it enjoys excellent transport links to the A1M, ensuring a smooth journey to various destinations. Moreover, the expanse of greenery at the front and well-kept communal gardens add a touch of tranquillity to the surroundings.

The property is in ready to move into order being neutrally decorated. Warmed by electric storage heaters and being fully double glazed.

TENURE: Leasehold with management fee payable (details of which are available within our office)

COUNCIL TAX

COMMUNAL ENTRANCE

Secure entry via intercom allows access into the reception hallway of Cocker Beck House. There is a staircase and lift to the other floors and a corridor leading down to the entrance of number 3.

RECEPTION HALLWAY

A solid wood entrance door opens into the reception hallway of the apartment which is spacious and welcoming. Leading to all of the accommodation and having a large walk-in storage cupboard.

LOUNGE & DINER

18'10" x 18'3" (5.76 x 5.57)

The lounge and dining area is light and bright with windows to the side and front aspect. There are also French doors which open to a small patio area and also allow for views across an expanse of open green space to the front. A feature fireplace adds a focal point with an electric fire to cast a cosy glow, in addition there are two wall mounted electric heaters. The room is open plan to the kitchen.

KITCHEN

10'0" x 8'2" (3.06 x 2.50)

The kitchen comprises of an ample range of quality oak effect wall, floor and drawer cabinets with complimenting work surfaces and a stainless steel sink unit. The integrated appliances include an electric double oven and hob, fridge/freezer and washing machine and the space is finished with a tiled floor.

BEDROOM ONE

13'5" x 10'0" (4.09 x 3.05)

A generous double bedroom with a lovely feature of a large window to allow lots of natural light to flood the room and also enjoys viewings of the green belt. The room has personal access to the shower room/wc for convenience and fitted sliding door wardrobes.



BEDROOM TWO

9'0" x 9'7" (2.76 x 2.94)

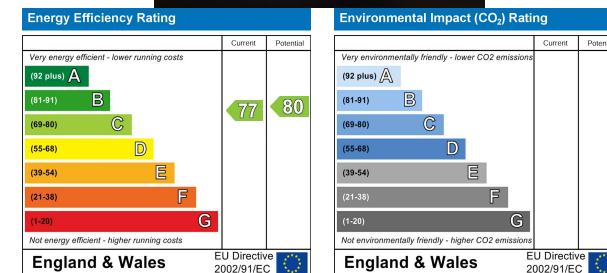
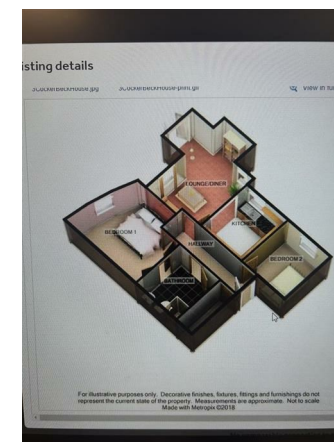
A good sized second bedroom with a window to the side.

SHOWER ROOM/WC

Comprising of a single shower cubicle with mains fed shower, pedestal hand basin and WC. There is a large vanity storage cabinet and heated towel rail. The room has been finished in modern ceramics and can be accessed from the hallway and bedroom one.

EXTERNALLY

The property occupies a private position just off the village green at Cockerton. Accessed through automated entrance gates there is a designated parking space and ample visitor parking. The communal gardens are well maintained with established shrubs and well stocked garden beds to add colour and interest. There is a paved patio seating area, a pleasant space to enjoy the garden.



YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOANS SECURED ON IT.

These particulars do not constitute, nor constitute part of, an offer or contract. An intending purchaser must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. The vendor does not make or give, and neither Ann Cordey, or any other person in their employment has any authority to make or give any representation or warranty whatever in relation to this property. All measurements are approximate.



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