



## 2 THE GREEN, DALTON ON TEES, DARLINGTON, DL2 2PA

### Offers In The Region Of £280,000

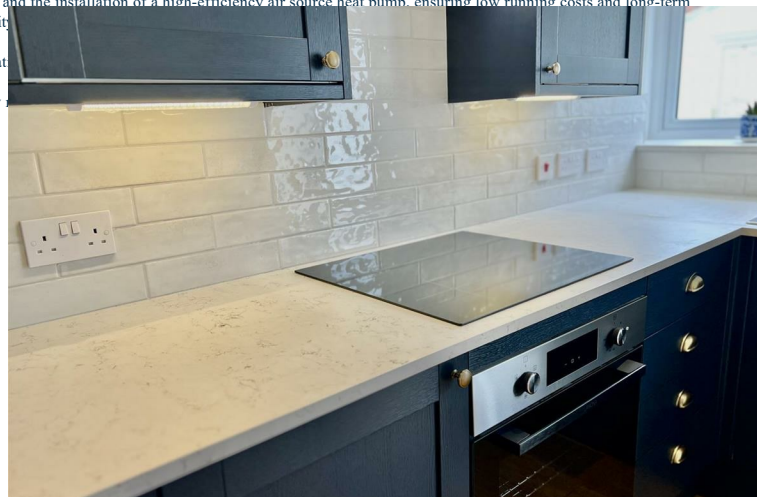
Nestled in the heart of Dalton On Tees, this exceptional three-bedroom semi-detached residence has been refurbished to the highest of standards by the current owner, with no expense spared throughout. A perfect fusion of contemporary style and charming character, this stunning home is ready to move into and enjoy.

Step inside through the welcoming Entrance Vestibule, which leads into a light and spacious Hallway with staircase rising to the first floor. The ground floor boasts an impressive open-plan living space, thoughtfully designed to incorporate Lounge, Dining and Kitchen areas—ideal for modern family living and entertaining. A log-burning stove with a feature fireplace adds warmth and ambiance, while double French doors open out onto the rear garden, inviting the outdoors in.

The stylish Kitchen is complemented by a practical Utility Area and a Ground Floor WC, offering additional convenience. To the rear of the Garage, and accessed from the garden, is a bespoke home office—a fantastic bonus for remote working or creative pursuits.

Upstairs, you'll find three generously proportioned bedrooms, all finished to an exceptional standard. The luxurious family bathroom is tiled and features both a freestanding bath and a walk-in shower.

This home has been comprehensively upgraded, including a new roof, central heating system, updated electrics, and the installation of a high-efficiency air source heat pump, ensuring low running costs and long-term



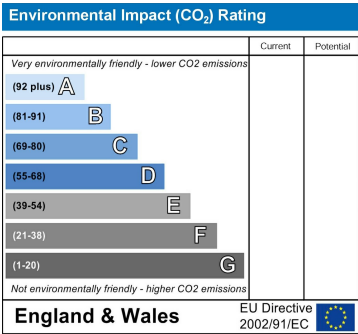
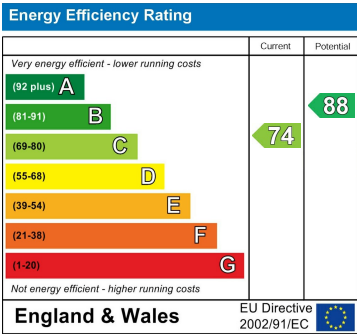
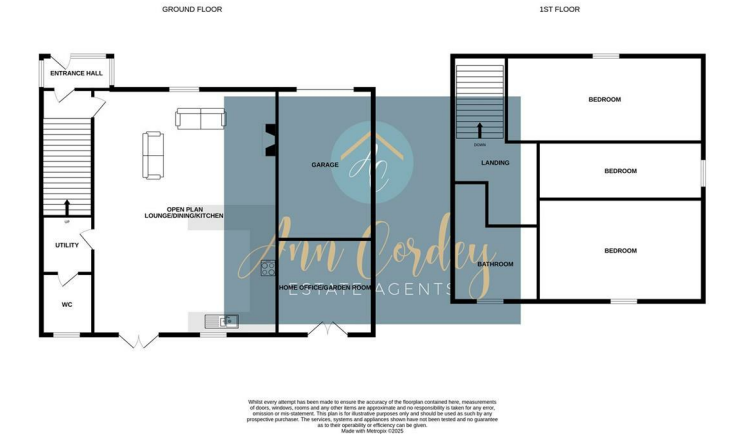


LOUNGE/DINING/KITCHEN AREA  
33'11 x 12'08 (10.34m x 3.86m)

BEDROOM ONE  
16'04 x 13'00 (4.98m x 3.96m )

BEDROOM TWO  
11'09 x 9'04 (3.58m x 2.84m)

BEDROOM THREE  
9'05 x 7'11 (2.87m x 2.41m)



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.

