

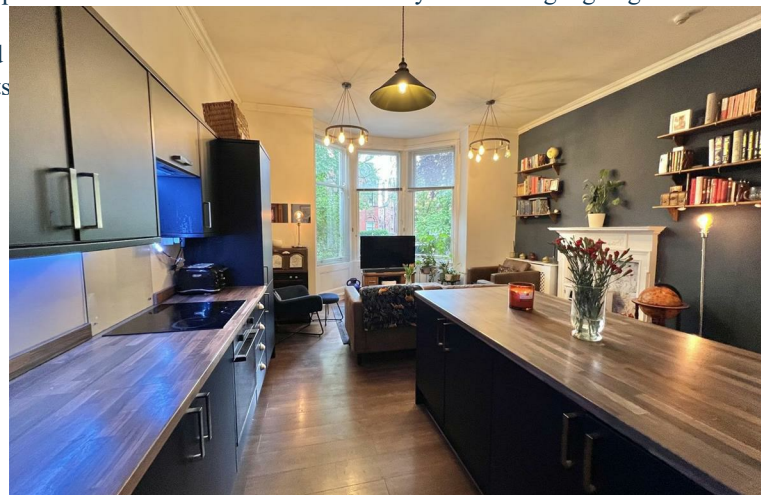


FLAT 2, 77 STANHOPE ROAD SOUTH, DARLINGTON, DL3 7SF

Offers In The Region Of £99,950

This spacious ground floor apartment is situated on a tree line street within the heart of Darlington's West End. One of a handful of apartments which have been converted from a former period home that allows for high ceilings, large windows and generous accommodation. The hall and kitchen area lend have been opened up to create a modern open plan lounge kitchen dining space . Having the advantage of being on the ground floor the property has access from the rear to the communal courtyard, and the single garage.

Warmed by gas central heating and with partial double glazing. Upon entering the property the communal reception hallway is most welcoming and the property is accessed immediately to the right. A brief summary is as follows: Reception hallway, well proportioned living/kitchen/dining space, bedroom with walk in wardrobe and separate bathroom/WC. Communal courtyard and single garage.



GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix iC025

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 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

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		EU Directive 2002/91/EC

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.

