



19 THORNGATE PLACE  
Barnard Castle





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# 19 THORNGATE PLACE

Barnard Castle, County Durham, DL12 8GP

We are delighted to offer a 4/5 bedroom stone built townhouse, located in a highly sought after development with views across the Demesnes and along the River Tees. The property offers accommodation over four floors with off-street parking, garage and two Juliette balconies boasting beautiful views.

## ACCOMMODATION

- \* Sought after development
  - \* Townhouse
- \* River views to the rear
  - \* 4/5 bedrooms
  - \* Driveway
  - \* Garage
- \* Gas central heating



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## Situation & Amenities

Bishop Auckland 15 miles, Darlington 16 miles, Durham 25 miles, Newcastle upon Tyne 42 miles, A1(M) 15 miles. Please note all distances are approximate. Situated in the historic market town of Barnard Castle, this property provides easy access to the amenities within the town and its surrounding area. Darlington and Bishop Auckland are both within close proximity, while the cities of Newcastle, Durham, York and Leeds also easily accessible. There are main line train stations at Darlington and Durham, with International Airports to be found at Newcastle and Leeds/Bradford. The property lies within easy reach of the A66 and A1(M) bringing many areas within commuting distance.

## Accommodation

The property briefly comprises entrance porch, downstairs WC, hallway, kitchen/breakfast, first floor landing, living room, dining room, study/bedroom 5, second floor landing, master bedroom with en-suite, bedroom, house bathroom, third floor landing and two further double bedrooms. Externally there is an integral garage, driveway and enclosed rear garden.







### Ground Floor

With entrance door leading to entrance porch, cloakroom/wc and door to hallway. The hallway has access to understairs storage cupboard, personal door to garage, staircase to first floor and door to breakfast/kitchen. The breakfast/kitchen has a window overlooking the garden and stable style door to rear garden. The kitchen includes a matching range of wall and base units incorporating granite worksurfaces, tiled splashback, stainless steel sink with mixer tap, tiled floor, space for table and chairs. The kitchen includes fully integrated appliance including electric oven, gas hob, extractor hood, dishwasher and fridge/freezer.

### First Floor

With first floor landing giving access to the living room with two Juliette balconies to the rear and views over the River Tees. There are glazed panelled doors to dining room and a separate doorway to landing. There is also a study/fifth bedroom on the first floor.



## Second Floor

With master bedroom, having en-suite shower room and walk-in wardrobe/dressing room. There is a second bedroom on the first floor as well as the house bathroom.

## Third Floor

There are a further two bedrooms on the third floor, one having en-suite cloakroom/wc.

## Externally

### Integral Garage

A single garage offering plumbing for washing machine and space for tumble dryer. The garage has up and over door, power and light.

### Garden

Mainly laid to block paving with water supply and entrance gate leading to the Demesnes and onto the River Tees.

### Driveway

To the front of the property is a driveway providing off-street parking for two vehicles.

### Tenure

The property is believed to be offered freehold with vacant possession on completion.

### Local Authority and Council Tax

Durham County Council Tel: 03000 26 00 00.

For Council Tax purposes the property is banded E.

### Particulars

Particulars written in March 2025.

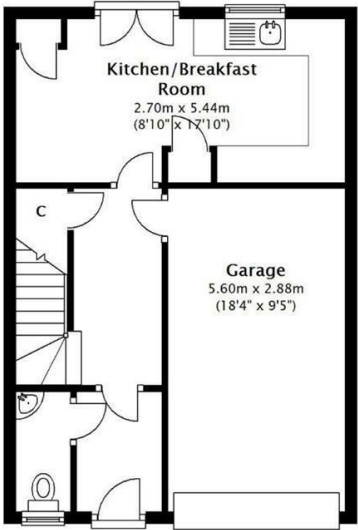
Photographs taken in March 2025.

### Services and Other Information

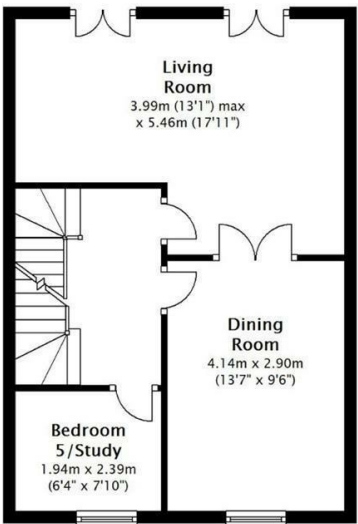
Mains electricity, gas and drainage, and water are connected. Gas fired central heating.



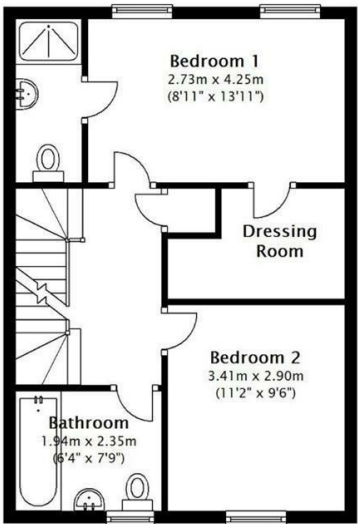
19 Thorngate Place, Barnard Castle



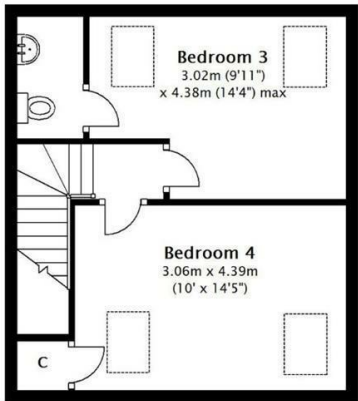
Ground Floor



First Floor



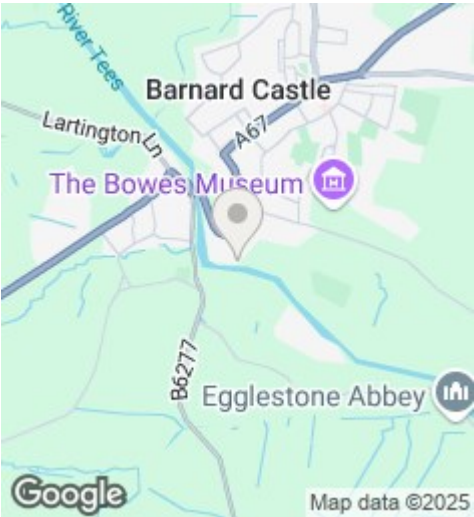
Second Floor



Third Floor

Whilst every attempt has been made to ensure the accuracy of the floorplans 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 not drawn to scale and is for illustrative purposes only & should be used as such by any prospective purchaser. Created especially for GSC Grays by Vue3sixty Ltd

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



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  6. Please discuss with us any aspects that are important to you prior to travelling to the view the property.