



Walworth Country Park

Heighington DL2 2XT

£159,950





This footer paragraph is an example only and should not be relied upon as complying with current legislation. These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.



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- Two Bedrooms
- Open Plan Kitchen/Diner

- Park Home
- No Onward Chain

- En-Suite
- Council Tax Band A

We are privileged to be able to offer to the market this contemporary two bedroom quality detached lodge home for the over 50's situated in the heart of County Durham, just outside of the affluent village of Heighington. The property comes to the market with No Onward Chain and sits on well managed communal grounds with space for two vehicles on paved driveway to the side. The site is set within a gated community.

In brief the accommodation comprises of Open plan Kitchen / Diner, large living area, inner hallway, two bedrooms, main having en-suite and fitted wardrobes, family shower room.

Viewing recommended.

Kitchen/Diner

18'10 x 12'3 (5.74m x 3.73m)

Upvc double glazed to front and rear, wall base and drawer units, stainless steel sink, integrated fridge freezer, integrated washing machine, dishwasher, four ring gas hob, eye level oven, two radiators and upvc doors to front and rear.

Lounge

18'10 x 10'11 (5.74m x 3.33m)

Upvc double glazed windows to front x two,....., electric fire and three radiators.

Bedroom One

9'2 x 8'8 (2.79m x 2.64m)

Upvc double glazed window to rear, radiator and fitted wardrobes.

En-Suite

Upvc double glazed window to front, shower cubicle, w/c, wash hand basin and towel radiator.

Bedroom Two

9 x 9 (2.74m x 2.74m)

Upvc double glazed window to front, radiator and fitted wardrobe.

Bathroom

Upvc double glazed window to rear, bath, w/c, wash hand basin and towel radiator.

Externally

The home stands on a prime plot with parking for two cars and views over the open countryside.

Council Tax

Band A

Fees

There is a monthly pitch fee payable. Water is included in the pitch fee.

Tenure

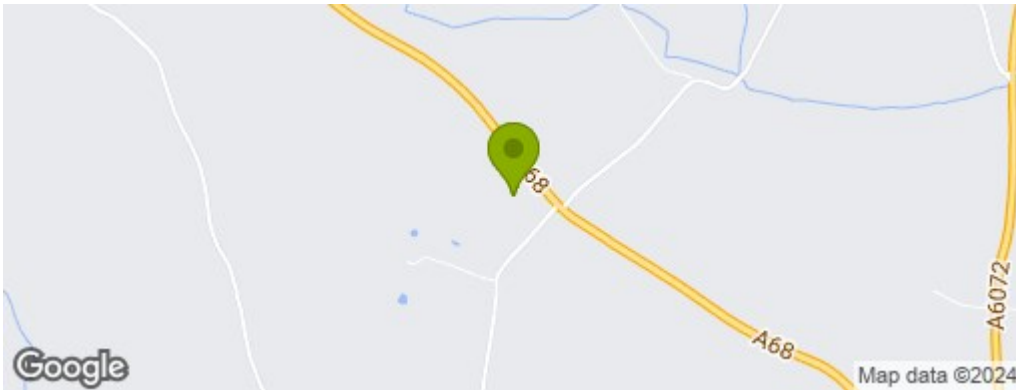
Note

IMPORTANT NOTE TO PURCHASERS: We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. The services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only, and are not precise. Floor plans where included are not to scale and accuracy is not guaranteed. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller. We cannot also confirm at this stage of marketing the tenure of this house

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 misstatement. 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 quantity or efficiency can be given.
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Property Information

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