



Conyers Avenue

Darlington DL3 9DE

£265,000





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- Five Bedroom Property
- Open Plan Lounge/Diner

- Mowden Location
- Council Tax Band C

- Garage
- EPC Rating C

This deceptively spacious five bedroom semi-detached property comes to the market with no onward chain and is on a prime corner position on the popular Mowden development in Darlington. The property would suit a variety of purchasers. The home benefits from upvc double glazing, a fitted kitchen, bathroom, single garage and is a short stroll into Cockerton and the local shops in Mowden together with popular schools and bus routes.

Viewing is recommended.

Entrance Hall

Upvc door to front and double glazed window to side, staircase to first floor landing and radiator.

Downstairs Cloaks

Upvc double glazed window to side, w/c and wash hand basin.

Lounge/Diner

23'10 x 13'4 (7.26m x 4.06m)

Upvc double glazed window to front, with log burner, French doors to rear and radiator.

Kitchen/Diner

16'10 x 9'1 (5.13m x 2.77m)

Upvc double glazed window to rear, fitted with wall, base and drawer units and stainless steel sink. There is space for a cooker and dishwasher, with French doors to side and radiator.

First Floor Landing

With access to loft which is fully boarded.

Bedroom One

12'5 x 9'11 (3.78m x 3.02m)

Upvc double glazed window to front and radiator.

Bedroom Two

11'3 x 9'11 (3.43m x 3.02m)

Upvc double glazed window to rear and radiator.

Bedroom Three

11'6 x 9'8 (3.51m x 2.95m)

Upvc double glazed window to front and radiator.

Bedroom Four

11'10 x 7'2 (3.61m x 2.18m)

Upvc double glazed window to rear and radiator.

Bedroom Five

7'11 x 6'6 (2.41m x 1.98m)

Upvc double glazed window to the front and radiator.

Bathroom

Upvc double glazed window to rear, with feature free standing bath, shower cubicle, w/c, wash hand basin and radiator.

Externally

To the rear is mainly laid to decking. To the side is mainly laid to lawn with decking area and pergola. Access to garage.

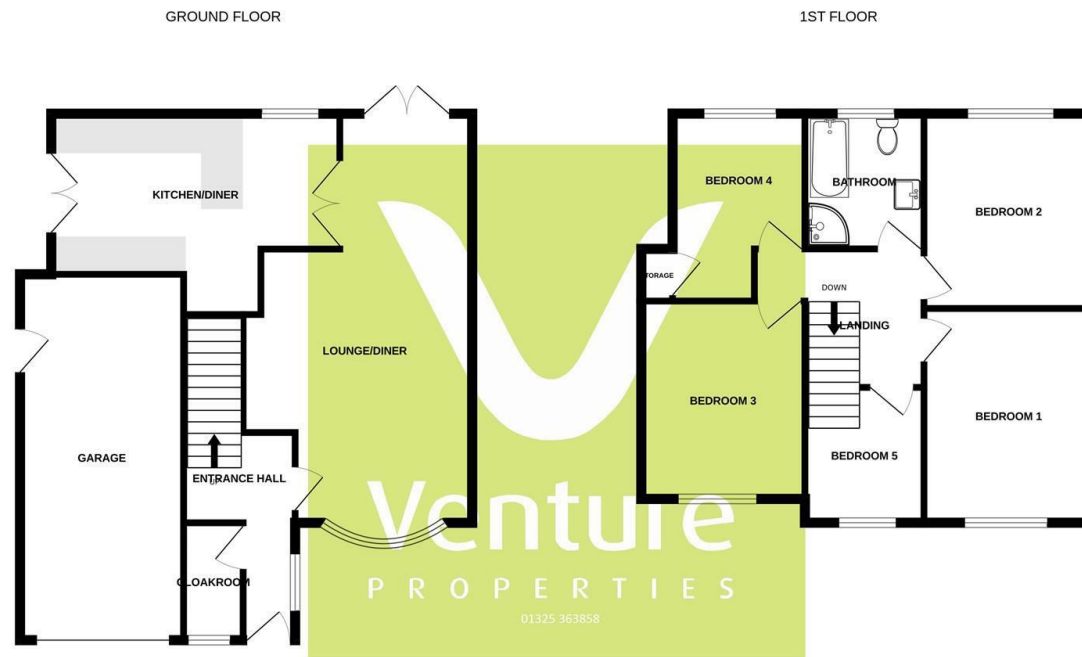
Council Tax

Band C

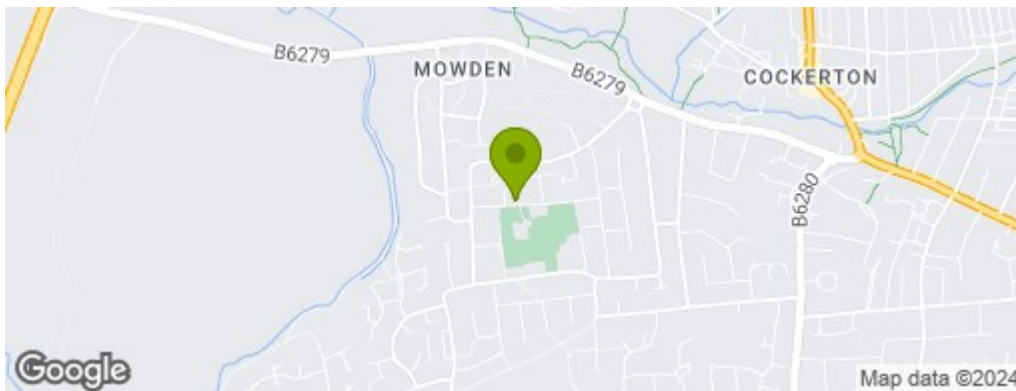
Tenure

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



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.
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