



John Fowler Way

Darlington DL2 2GG

Offers Over £160,000





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- Two Bedrooms
- Open Plan
- EPC Rating B

- West Park Location
- Two Allocated Parking Bays

- No Onward Chain
- Council Tax Band B

Offered no chain

This immaculately presented two bedroom property comes to the market and is situated in a residential cul-de-sac in the West Park area of Darlington close to local retail shops, schools and other amenities. The property lies within easy reach of transport links in and out of Darlington and would suit a variety of purchasers.

The property benefits from gas central heating, upvc double glazing, alarm, smoke and carbon detectors, there is an open plan lounge, kitchen/diner with two double bedrooms to the first floor and a family bathroom. Externally there is two allocated parking bays to the front and there is a rear garden which is laid to lawn with patio area.

Viewing is highly recommended.

Entrance Hall

With front door and radiator.

Downstairs Cloaks

Upvc double glazed obscure window to the front, low level wc, wash hand basin and radiator.

Lounge/Diner

18'8 x 13'9 (5.69m x 4.19m)

With sliding doors to the rear and two radiators. Staircase to first floor landing.

Kitchen

Upvc double glazed window to the front, fitted with a range of wall, floor and drawer units, contrasting work surfaces, electric hob, oven, stainless steel extractor, stainless steel sink unit and vinyl flooring.

First Floor

Landing

Bedroom 1

13'9 x 10'1 (4.19m x 3.07m)

Upvc double glazed window to the rear, storage cupboard and radiator.

Bedroom 2

13'9 x 8'3 (4.19m x 2.51m)

Upvc double glazed window to the front, radiator and access to loft.

Bathroom

Fitted with a white suite comprising panelled bath with shower over, low level wc, wash hand basin, part tiled walls, radiator and vinyl flooring.

Externally

To the rear of the property the garden is laid to lawn with patio area and garden shed. To the front there are two allocated parking bays and a small grassed area.

Council Tax

Band B

Tenure

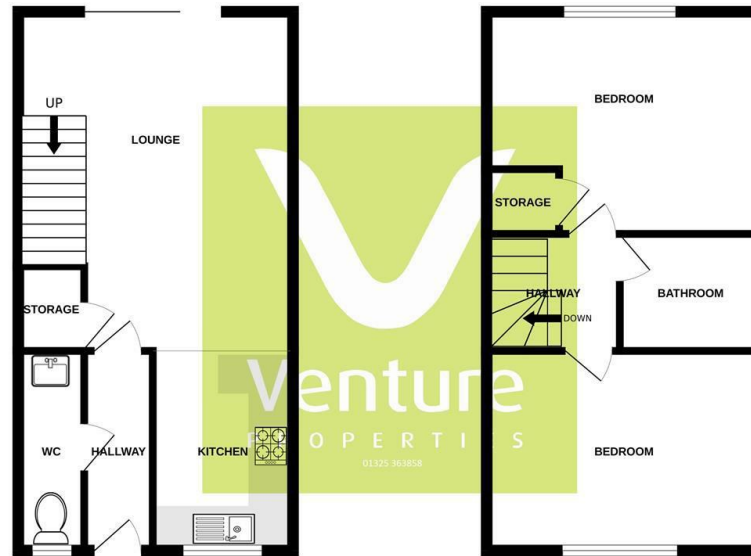
Freehold

Note

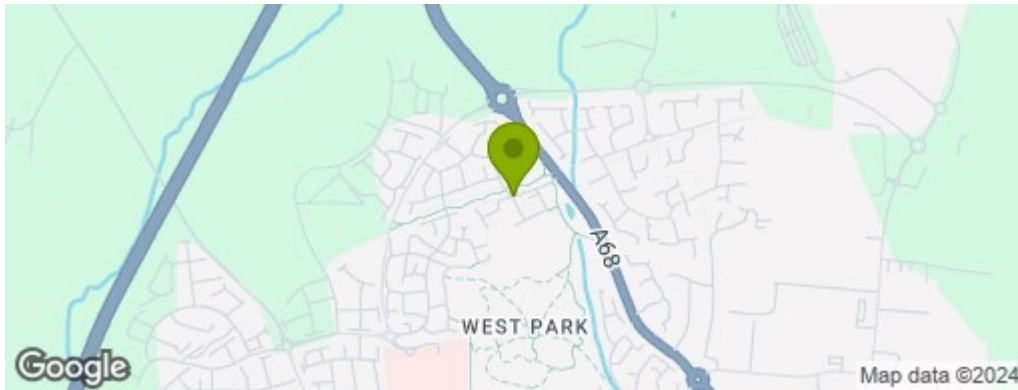
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GROUND FLOOR

1ST 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.
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