



Blackwell Lane

Darlington DL3 8QD

Offers Over £240,000





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Blackwell Lane

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- Two Bedroom Semi Detached House
- Gardens Front And Rear, Driveway And Garage
- EPC Rating TBC

- Two Reception Rooms
- Internal Viewing Advised
- West End Location

- Modern Kitchen And Bathroom
- No Onward Chain
- Sought After Area Close To Town

This very well presented two bedroom semi detached property within the desirable West End of Darlington comes to the market having undergone a comprehensive programme of refurbishment which was undertaken by the current owner. Some of the works include a new central heating heating system, electrical rewire, new kitchen and bathroom. The accommodation throughout is of spacious design and viewing is highly advised at the earliest opportunity where the discerning purchaser can not fail to be impressed. Offered to the market with no onward chain.

In brief the property comprises : entrance hallway, open plan lounge through dining room, kitchen, spacious first floor landing area with two double bedrooms and bathroom. Outside there are gardens to the front and the rear and a driveway which allows for parking of several vehicles. There is also a separate detached garage.

Entrance Hallway

Downstairs W,C

With a low level W,C and wash hand basin.

Lounge

11'11 x 25'7 inc of dining room (3.63m x 7.80m inc of dining room)
Situated to the rear of the home with double glazed window, gas central heating radiator and access opening up into :

Dining Room

Situated to the front with double glazed window and gas central heating radiator.

Kitchen

9'4 x 7' (2.84m x 2.13m)

Situated to the rear with a modern range of newly fitted wall and floor units with integrated oven and hob with overhead extractor unit, integrated fridge, freezer and washing machine. Double glazed window to the side elevation and rear back door leading out to the rear garden.

First Floor

Landing with access to boarded loft.

Bedroom 1

12'0 x 16' (3.66m x 4.88m)

Situated to the front with double glazed window, gas central heating radiator and fitted robes.

Bedroom 2

12'0 x 12'2 (3.66m x 3.71m)

Situated to the rear with double glazed window, gas central heating radiator and fitted robes.

Bathroom/W.C

With a newly fitted modern suite comprising panelled bath with overhead shower, pedestal wash hand basin, low level w.c. part tiled walls, radiator and double glazed window to rear elevation.

Externally

The home stands on a prime plot with gardens to the front and rear, the rear garden being of good size which is mainly laid to lawn, the home has an excellent driveway leading to a single detached garage.

Council Tax

Band

Tenure

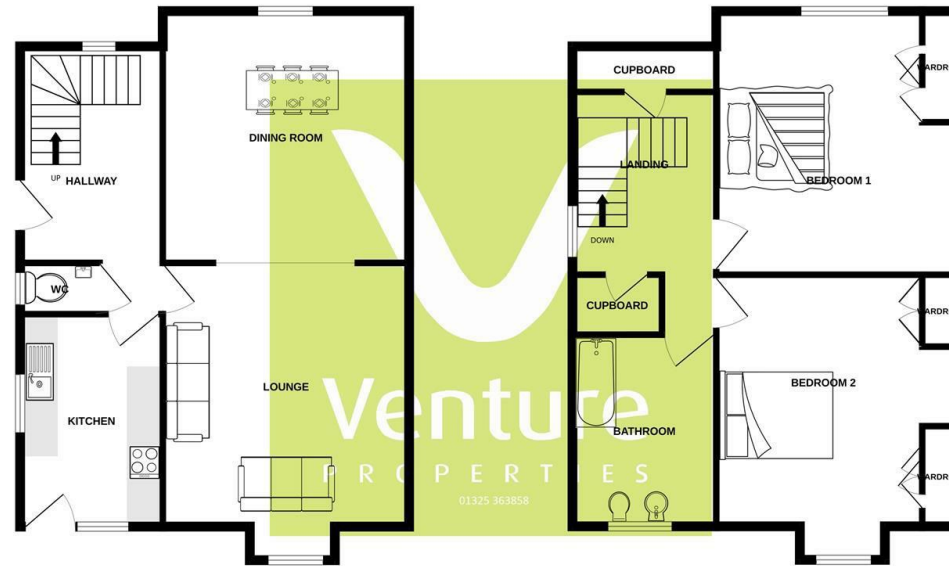
Freehold

Note

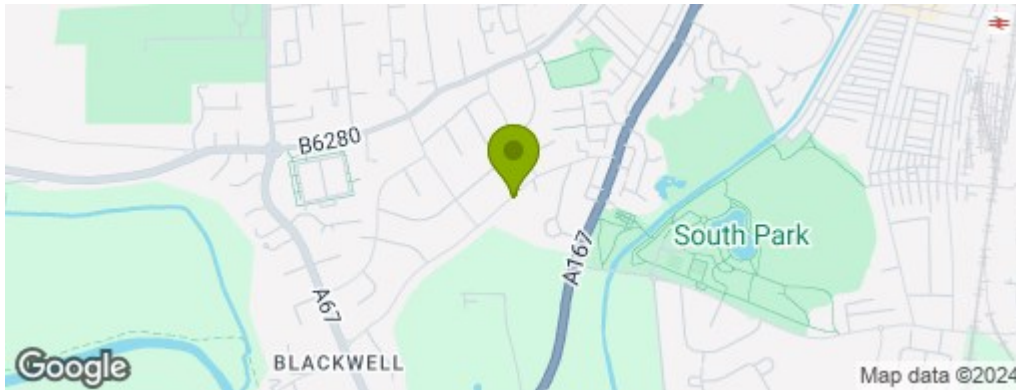
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GROUND FLOOR

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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