



Brinkburn Road

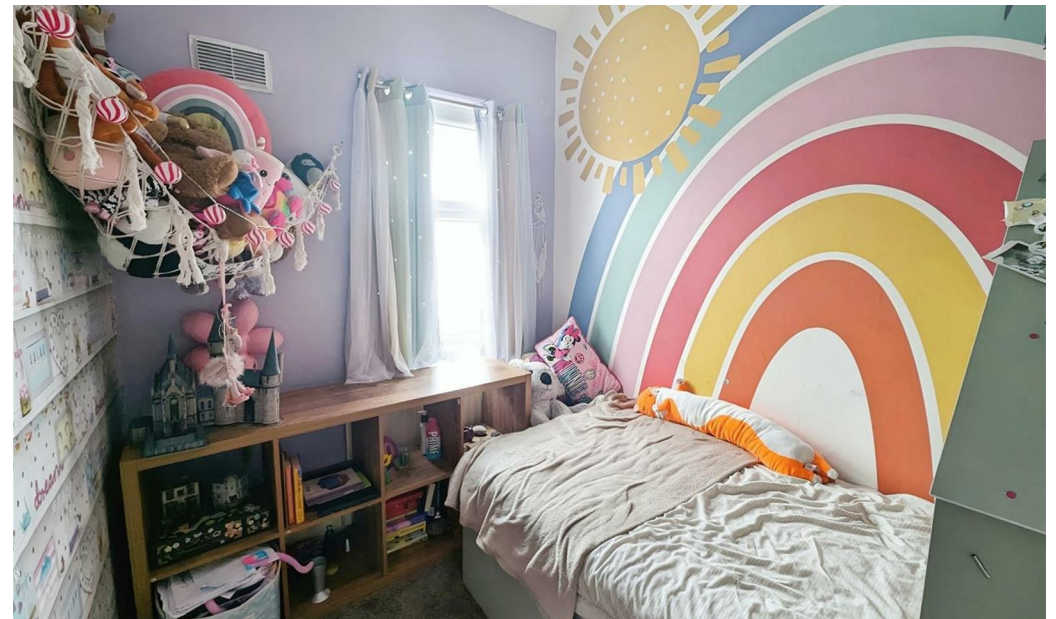
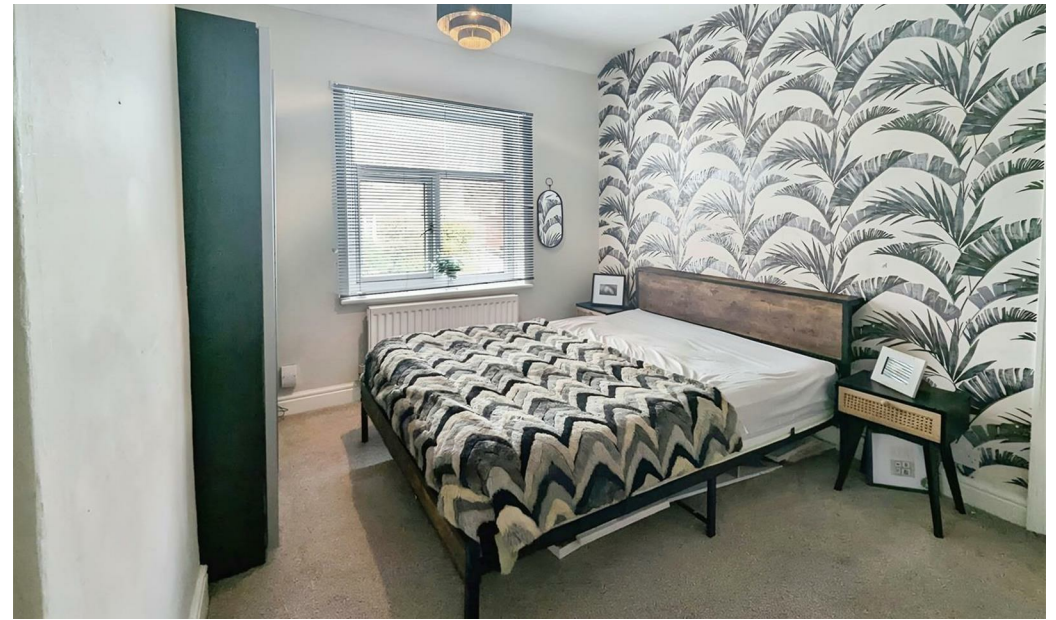
Darlington DL3 6EA

Offers Over £135,000

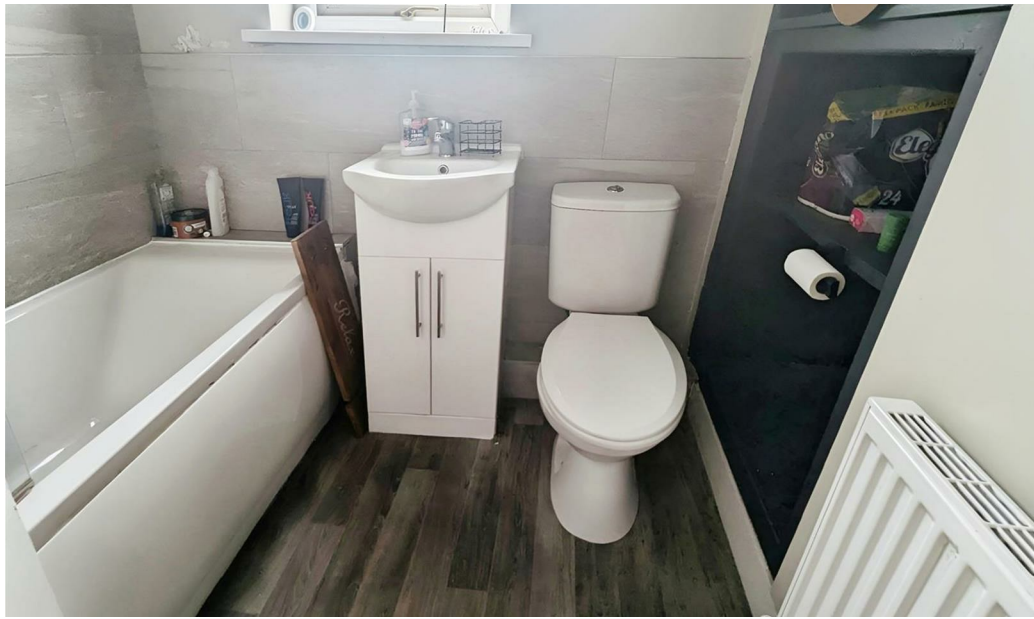




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Brinkburn Road

Darlington DL3 6EA



- Three Bedroom Mid Terrace Property
- No Onward Chain
- Internal Viewing Strongly Advised

- Cockerton Location with Garage
- Council Tax Band A
- Two Reception Rooms

- Close to Amenities
- EPC Rating C
- Close To Local Amenities

Welcome to this deceptively spacious traditional terraced property located on Brinkburn Road in the sought-after Cockerton area of Darlington, in a convenient location, this home is close to amenities, making daily errands a breeze. The property features some original features that add character and charm, creating a warm and inviting atmosphere.

This property boasts two reception rooms, perfect for entertaining guests or simply relaxing with your family. With three cosy bedrooms and a first floor bathroom there is ample space for everyone to enjoy.

Outside, you'll find a forecourt adding to the curb appeal, while the rear enclosed courtyard provides a private outdoor space to enjoy some fresh air.

With no onward chain, this property is ready and waiting for you to make it your own. Don't miss out on the opportunity to own this lovely home in a fantastic location. Contact us today to arrange a viewing and start envisioning your life in this delightful property on Brinkburn Road.

Reception Hallway

Staircase to first floor with under stairs recess, laminate floor and radiator.

Lounge

14'5 x 11'5 (4.39m x 3.48m)

Upvc double glazed bay window to front, original feature fireplace and radiator.

Dining Room

12'3 x 11'5 (3.73m x 3.48m)

Upvc double glazed window to rear, original feature fireplace, fitted storage cupboard and radiator.

Kitchen

5'6 x 10'4 (1.68m x 3.15m)

Upvc double glazed window and door to rear, fitted with wall, base and drawer units, integrated ceramic hob, electric oven with extractor over. There are part tiled walls and space for a fridge freezer. There is a cupboard encasing the Boiler and plumbing for the washing machine.

First Floor Landing

Staircase and landing

Bedroom One

12'0 x 9'5 (3.66m x 2.87m)

Upvc double glazed window to front and radiator.

Bedroom Two

11'4 x 12'3 (3.45m x 3.73m)

Upvc double glazed window to rear and radiator.

Bedroom Three

6'6 x 8'6 (1.98m x 2.59m)

Upvc double glazed window to front and radiator.

Bathroom

Upvc double glazed obscure window to rear, fitted with panelled bath and shower over. Low level w.c, wash hand basin in vanity unit, radiator and vinyl flooring.

Externally

To the front there is a gated forecourt with garden area. To the rear is a gated split level garden space with both patio and artificial lawn. There are raised beds, storage shed and access to running water.

Council Tax

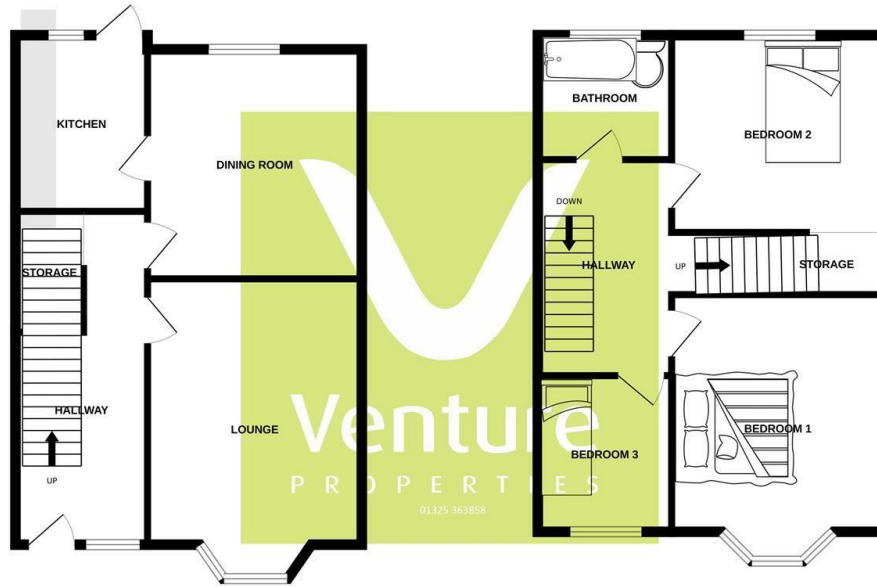
Band A

Tenure

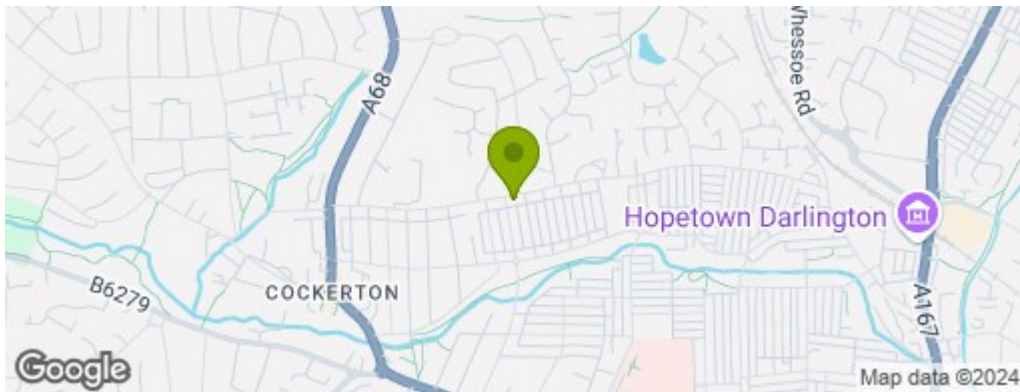
Freehold

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 footprint 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. Made with Metrekit ©2024.



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