



**Greenbank Road**

Darlington DL3 6ES

**£120,000**







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# Greenbank Road

Darlington DL3 6ES



- Two Bedroom Terraced Property
- Well Presented
- Epc Rating C

- Close to Town Centre and Hospital
- Yard to Rear
- Council Tax Band A

- Ideal Investment
- Modern Bathroom

Greenbank Road in Darlington, this well-presented two-bedroom terraced house offers a delightful blend of comfort and convenience. With two reception rooms, this property is perfect for both relaxation and entertaining guests. The layout is thoughtfully designed, providing a warm and inviting atmosphere throughout.

The two bedrooms are ideal for a small family or professionals seeking extra space. The bathroom is well-appointed and modern, ensuring that your daily routines are both comfortable and efficient.

With a yard to the rear, and within close proximity to the town centre, you will find yourself just a short distance from a variety of shops, restaurants, and local amenities, making daily life both easy and enjoyable.

This terraced house is a wonderful opportunity for anyone looking to settle in a vibrant area of Darlington, combining modern living with the charm of a traditional home.

## Entrance Vestibule

Composite door to front.

## Lounge

13'1 x 12'11 (3.99m x 3.94m)

Upvc double glazed bay window to front, gas fire in surround and radiator.

## Dining Room

12'11 x 9'1 (3.94m x 2.77m)

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

## Kitchen

12'1 x 6'9 (3.68m x 2.06m)

Upvc double glazed window to side, fitted with wall, base and drawer units, four ring gas hob with extractor over and over. Stainless steel sink with mixer tap, integrated fridge and freezer with space for a washing machine. Radiator and Upvc door to side.

## First Floor Landing

## Bedroom One

13'1 x 12'10 (3.99m x 3.91m)

Upvc double glazed window to front and radiator.

## Bedroom Two

9'1 x 8'3 (2.77m x 2.51m)

Upvc double glazed window to rear and storage cupboard.

## Bathroom

Upvc double glazed obscure window to side, fitted bath and shower cubicle, w.c, wash hand basin and radiator.

## Externally

To the rear is an enclosed yard with gated access to rear lane.

## Tenure

Freehold

## Property Details

Local Authority: Darlington

Council Tax Band: A

Annual Price: £1,581

Conservation Area No

Flood Risk Very low

Floor Area 0 ft 2 / 0 m 2

Plot size 0.02 acres

Mobile coverage

EE

Vodafone

Three

O2

Broadband

Basic

16 Mbps

Superfast

80 Mbps

Ultrafast

10000 Mbps

Satellite / Fibre TV Availability

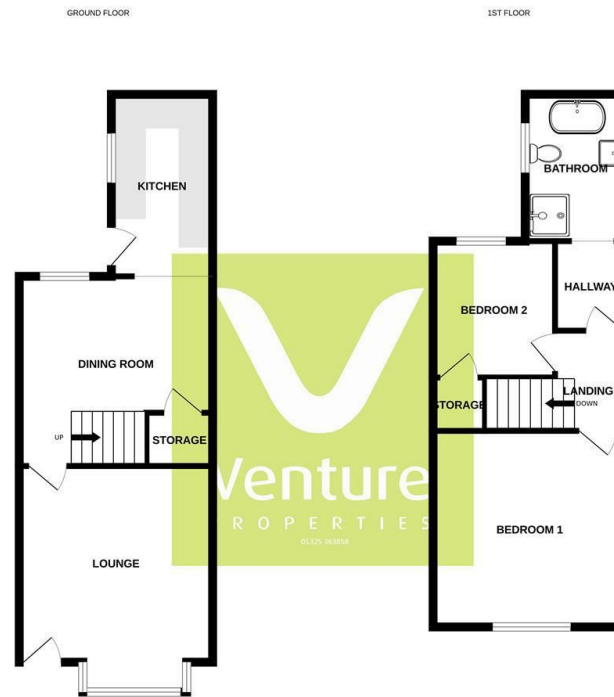
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Sky

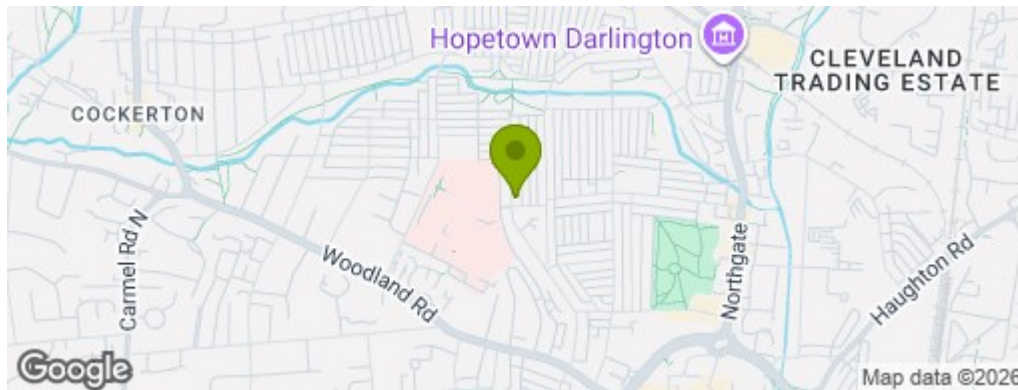
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## Note

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Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, 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 guidance 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 Ventago C2025



## Property Information

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