



**Haydock Drive**

Darlington DL1 2BF

£165,000



Venture  
PROPERTIES



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# Haydock Drive

Darlington DL1 2BF



- Three Bedrooms
- Garden to Rear
- EPC Rating B

- Spacious Reception Room
- Ground Floor W.C
- Close to Local Amenities

- Off Street Parking
- Council Tax Band B
- Must Be Seen Internally

Haydock Drive in Darlington, this semi-detached house is a splendid opportunity for those seeking a well-presented family home. Brought to the market with no onward chain. Boasting three spacious bedrooms, this property is perfect for families or individuals looking for extra space. The two reception rooms provide ample room for relaxation and entertaining, ensuring that you can enjoy both cosy family evenings and lively gatherings with friends.

The generous driveway offers convenient off-street parking, a valuable feature in today's busy world. The rear garden is a delightful addition, providing a private outdoor space where you can unwind, garden, or enjoy al fresco dining during the warmer months.

Situated close to local amenities, this home offers the perfect blend of comfort and convenience. You will find shops, schools, and parks within easy reach, making it an ideal location for families and professionals alike.

In summary, this well-presented three-bedroom semi-detached house on Haydock Drive is a fantastic find, combining spacious living areas, a lovely garden, and a prime location. Do not miss the chance to make this delightful property your new home.

## Entrance Hall

Composite door to front, staircase to first floor landing and radiator.

## Lounge

14'8 x 11'3 (4.47m x 3.43m)  
French doors to rear and radiator.

## Kitchen

11'5 x 11'1 (3.48m x 3.38m)  
Upvc double glazed window to rear, stainless steel sink unit, four ring gas hob and oven, space for a fridge freezer, dishwasher and washing machine. Under stairs storage and radiator.

## Downstairs Cloaks

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

## First Floor Landing

With storage cupboard and access to loft, radiator.

## Bedroom One

14'7 x 9 (4.45m x 2.74m)  
Upvc double glazed window to front, storage cupboard and radiator.

## Bedroom Two

10'9 x 8'4 (3.28m x 2.54m)  
Upvc double glazed window to rear and radiator.

## Bedroom Three

7'5 x 6'1 (2.26m x 1.85m)  
Upvc double glazed window to rear and radiator.

## Bathroom

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

## Externally

To the front there is off street parking and access to rear.  
To the rear is a split level enclosed garden with lawn with patio area.

## Tenure

Freehold

## Property Details

Local Authority: Darlington  
Council Tax Band: B  
Annual Price: £1,845  
Conservation Area Haughton-le-Skerne  
Flood Risk Very low  
Floor Area 818 ft 2 / 76 m 2  
Plot size 0.04 acres  
Mobile coverage

EE

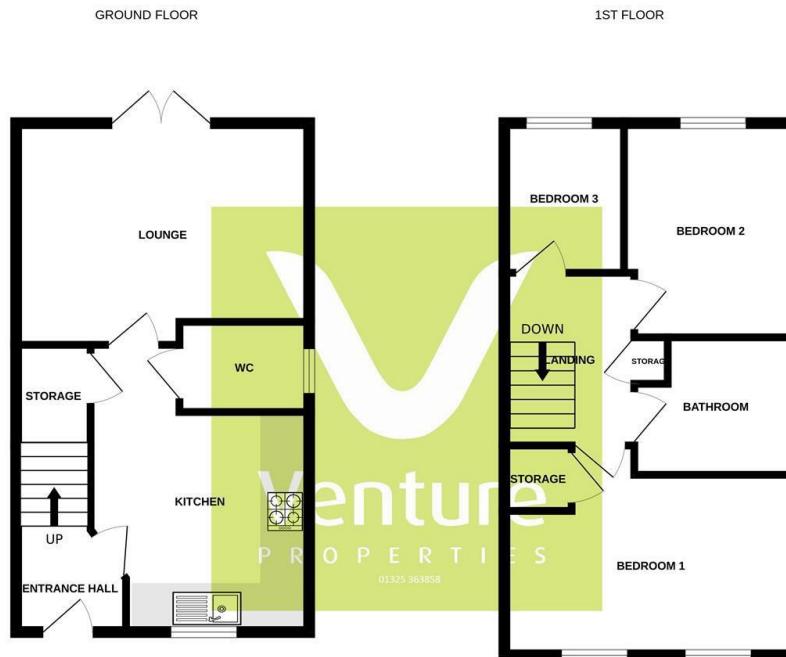
Vodafone  
Three  
O2  
Broadband

Basic  
7 Mbps  
Superfast  
80 Mbps  
Ultrafast  
10000 Mbps  
Satellite / Fibre TV Availability

BT  
Sky  
Virgin

## Note

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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 not be used as such by any prospective purchaser. The plan symbols and fixtures and fittings have not been tested and no guarantee as to their operability or efficiency can be given.  
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## Property Information

**01325 363858**

45 Duke Street, Darlington, County Durham, DL3 7SD  
sales@venturepropertiesuk.com