



## High Primrose Hill

Boummoor, Houghton Le Spring DH4 6DX

Offers Over £235,000





This footer paragraph is an example only and should not be relied upon as complying with current legislation. These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

# High Primrose Hill

Bournmoor, Houghton Le Spring DH4 6DX



**\*\*SOLD, SUBJECT TO CONTRACT. SIMILAR PROPERTIES REQUIRED\*\* A GEM NOT TO BE MISSED!!** THIS FREEHOLD, IMMACULATE, THREE BEDROOM COTTAGE is situated in the village of Bournmoor, ideally placed for access throughout the region via the A1M. This PRESTIGIOUS HOME has been FULLY REFURBISHED from top to bottom to include UPVC DOUBLE GLAZED WINDOWS (SASH STYLE TO THE FRONT ELEVATION), COMPOSITE FRONT DOOR, SPACIOUS OPEN PLAN LOUNGE, WITH SOLID WOOD SPINDLED STAIRCASE, SEPARATE DINING ROOM, REFITTED GROUND FLOOR WC, SUPERBLY REMASTERED FITTED PALE GREY KITCHEN WITH BUILT IN APPLIANCES, DOUBLE BEDROOMS and a LUXURIOUSLY APPOINTED BATHROOM/SHOWER/WC. This home also benefits from GAS CENTRAL HEATING VIA RADIATORS, MATURE GARDENS, DRIVEWAY FOR OFF STREET PARKING and a DETACHED GARAGE. EARLY VIEWING IS ABSOLUTELY ESSENTIAL TO APPRECIATE AND SECURE by calling 0191 3729898, DON'T MISS OUT!!

Council tax band C  
EPC to be confirmed.

## ENTRANCE VESTIBULE

## LOUNGE

19'11" x 4'9" (6.07m x 1.45m)

## INNER HALL

## GROUND FLOOR WC

## DINING ROOM

10'11" x 10'4" (3.33m x 3.15m)

## KITCHEN

15'10" (narrowing to 7'5") x 11'4" (narrowing to 4.83m (narrowing to 2.26m) x 3.45m (narrowing to )

## FIRST FLOOR LANDING

## MAIN BEDROOM

14'8" x 10'8" (4.47m x 3.25m)

## BEDROOM 2

12'7" x 11'6" (3.84m x 3.51m)

## BEDROOM 3

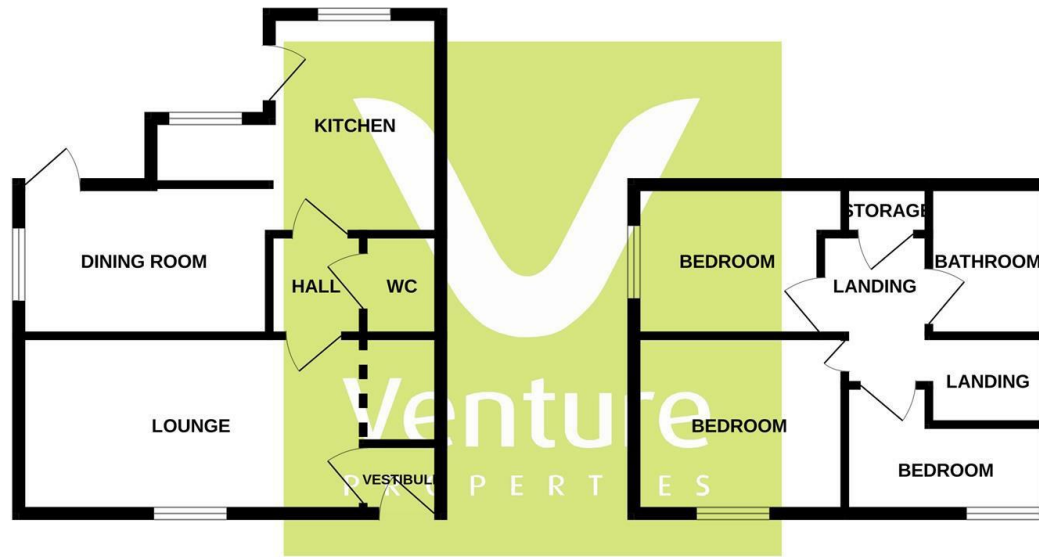
11'6" x 11'3" (3.51m x 3.43m)

## BATHROOM/SHOWER/WC

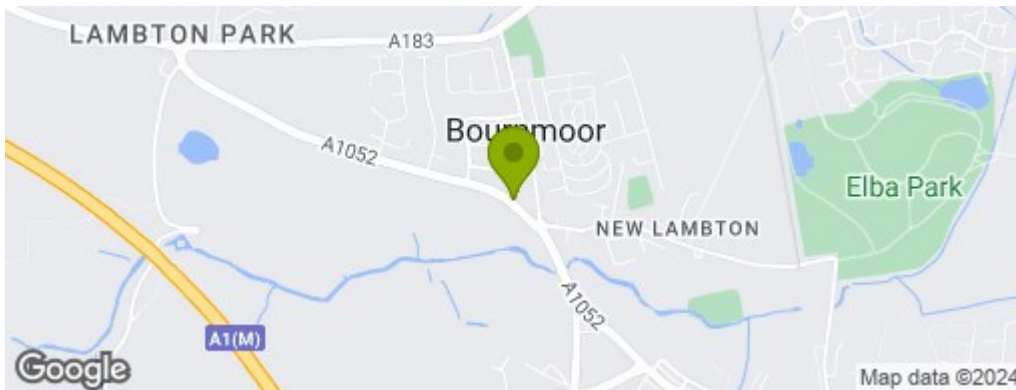
## OUTSIDE

## GARAGE

[www.venturepropertiesuk.com](http://www.venturepropertiesuk.com)



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.  
Made with Metropix ©2024



## Property Information

**0191 372 9898**

Suite 6, 15 North Burns, Chester-le-Street, County Durham, DH3 3TF  
[sales.cls@venturepropertiesuk.com](mailto:sales.cls@venturepropertiesuk.com)