



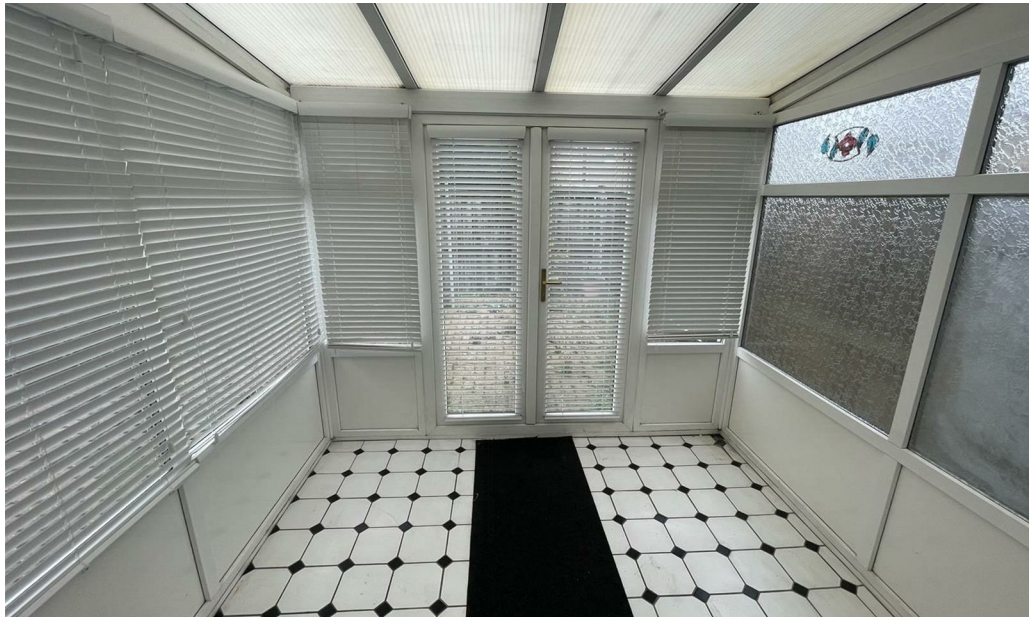
## Walden Close

Chester Le Street DH2 1TF

Offers In Excess Of £115,000







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 firms employment has the authority to make or give any representation or warranty in respect of the property.

# Walden Close

Chester Le Street DH2 1TF



x 2



x 1



x 1

Sold, Subject to contract. Similar properties required. Nestled in the tranquil cul-de-sac of Walden Close, Ouston, this charming mid link house presents an excellent opportunity for those seeking a comfortable home in Chester Le Street. Originally designed as a three-bedroom property, it has been thoughtfully converted into a spacious two-bedroom residence, offering ample living space for individuals or small families. However, can easily be converted back to a three.

Upon entering, you are welcomed by an inviting entrance porch that leads into an open-plan lounge, perfect for relaxation and entertaining. The fitted white kitchen and dining area provide a functional space for culinary pursuits, while the UPVC double-glazed conservatory extends the living area, allowing for an abundance of natural light and a seamless connection to the garden.

The property boasts two generously sized bedrooms, ideal for restful nights, alongside a fitted white bathroom complete with a WC and separate shower. The gardens to both the front and rear offer delightful outdoor spaces for gardening or enjoying the fresh air. Additionally, there is a garage located in a nearby

block, enhancing convenience for residents.

This home benefits from UPVC double glazed windows, composite front door and gas central heating via radiators, ensuring comfort during the colder months. While some updating is required, this is reflected in the attractive asking price, allowing you to personalise the space to your taste.

Conveniently located near local shops, schools, and amenities, this property is perfect for those who value both peace and accessibility. With immediate vacant possession available, this is an opportunity not to be missed. To arrange a viewing, please call 019 13729898.

The current owners are in the process of purchasing the Freehold. No chain!!  
Council tax band A.  
EPC rating to be confirmed.

## ENTRANCE PORCH

## LOUNGE

17'4" x 14'10" (5.28m x 4.52m)

## KITCHEN/DINING ROOM

14'10" x 9'6" (4.52m x 2.90m)

## CONSERVATORY

8'5" x 7'9" (2.57m x 2.36m)

## FIRST FLOOR

## BEDROOM 1

19'4" x 8'5" (5.89m x 2.57m)

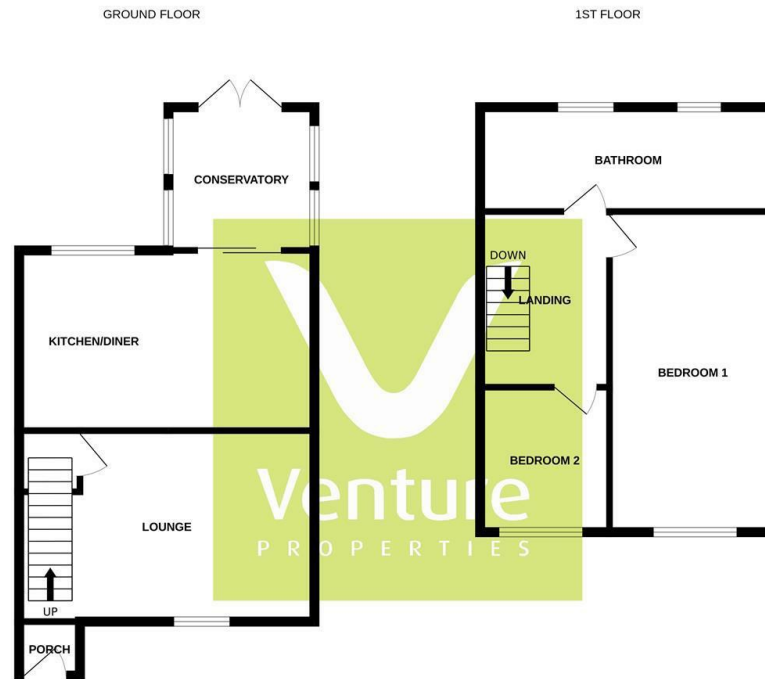
## BEDROOM 2

9'3" narr x 6'2" narr (2.82m narr x 1.88m narr)

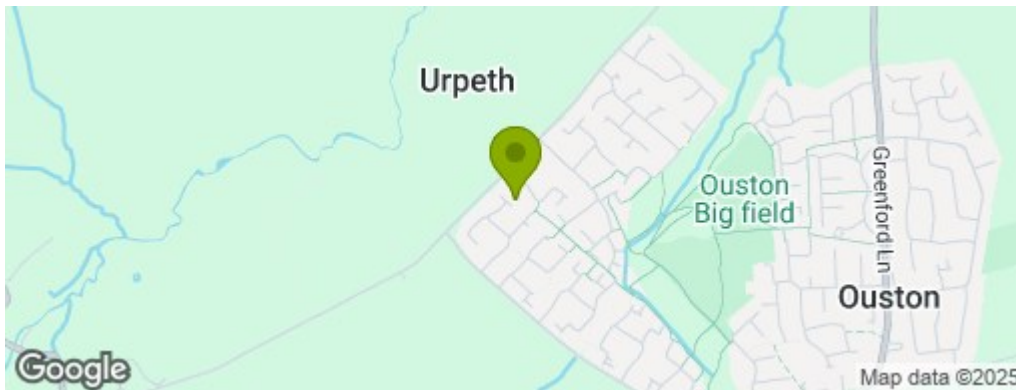
## BATHROOM/WC/SHOWER

## OUTSIDE

## GARAGE



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 Mergen ©2025



## 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)