

Lansdowne Street, Darlington, DL3 0NH
Offers in excess of £100,000

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'The Art of Property'



Lansdowne Street, Darlington, DL3 0NH

Offers in excess of £100,000

Council Tax Band: A

Competitively priced in today's market, this delightful mid-terrace home offers a perfect blend of comfort and convenience. A highlight of this property is the lovely views to the front overlooking North Park providing a picturesque backdrop to your daily life, while a south-facing rear yard is ideal for enjoying sunny afternoons.

Inside, you will find two spacious reception rooms that are tastefully decorated, providing a warm and inviting atmosphere for both relaxation and entertaining. The well-appointed kitchen is designed for practicality and the bathroom is conveniently located to the first floor, ensuring ease of access for residents.

The property features two double bedrooms, perfect for accommodating family or guests. UPVC double glazing plus composite front door, and gas central heating, via a 'combi' boiler. Situated in a popular and convenient location, this home is within easy reach of local shops, schools, and the bustling town centre. Additionally, the A1(M) & A66 are just a short drive away, making commuting a breeze. This property presents an excellent opportunity for those seeking a charming home in a popular area. Whether you are a first-time buyer, looking to downsize, or as an investment opportunity, this home is sure to meet your needs.

Please note:

Council tax Band - A

Tenure - Freehold

Total sq ft and room dimensions to be considered a guide only.

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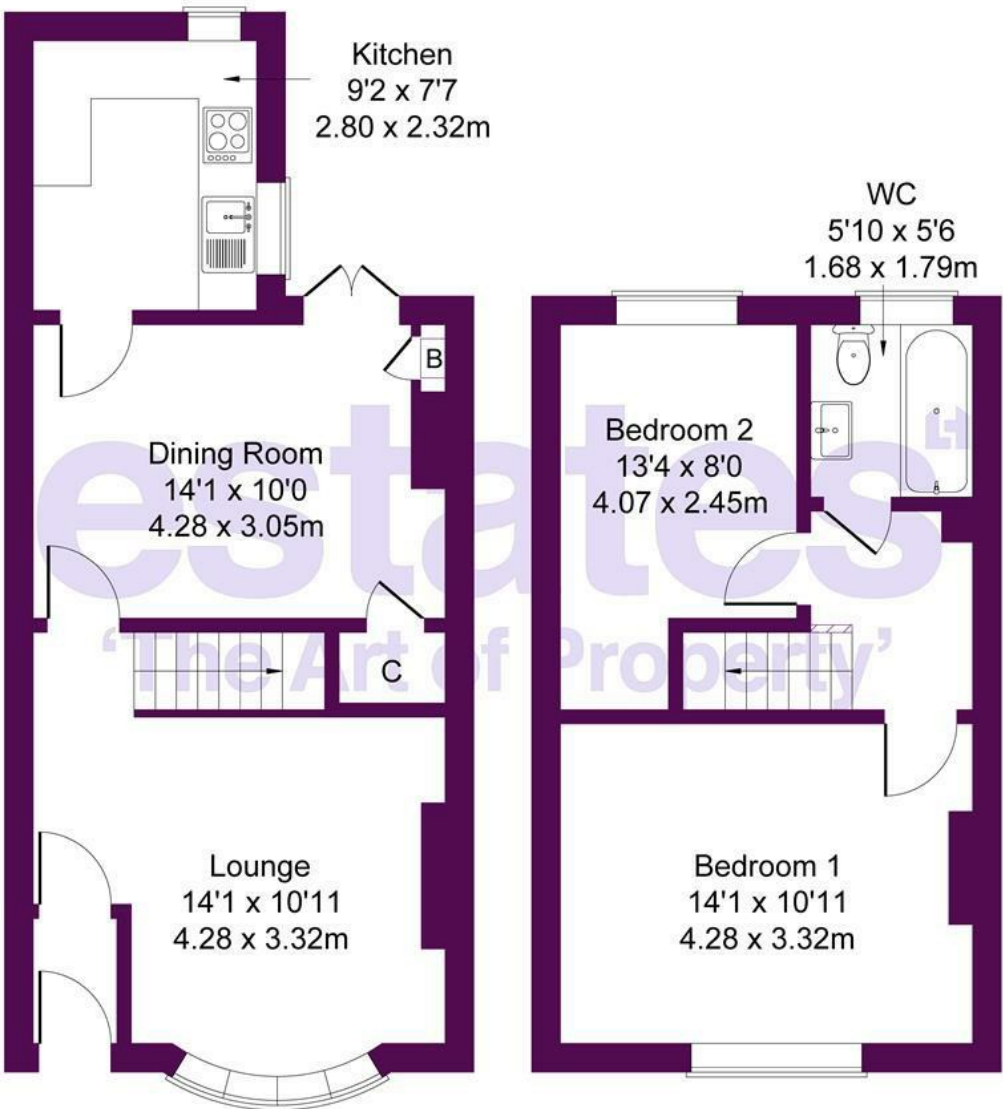
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Approximate Gross Internal Area: (764 sq ft - 71 sq m.)



Ground Floor
First Floor
Not to Scale. Produced by The Plan Portal 2025
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	69	82
EU Directive 2002/91/EC		