

Heritage Court, Darlington, DL3 6SS
Offers in the region of £99,950

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'The Art of Property'



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Offers in the region of £99,950

Council Tax Band: B

Located in this popular part of Darlington, this spacious third-floor apartment in Heritage Court offers charming views and no onward chain. With two DOUBLE BEDROOMS, including a principal bedroom with an EN-SUITE, this property is ideal for a variety of buyers seeking comfort and convenience.

Residents will appreciate the LOVELY VIEWS overlooking Hometown Darlington, including the brand-new state-of-the-art railway heritage attraction, which adds a unique charm to the area. The apartment boasts a large open-plan lounge, dining, and kitchen area, creating a welcoming space for entertaining or relaxing. The kitchen featuring a good range of units and integrated appliances.

One of the standout features of this property is the DOUBLE GARAGE located at the lower ground level, complete with a roller door, providing secure parking or storage. This is a rare find in such a popular location, adding significant value to the apartment.

In summary, this top-floor apartment is an excellent opportunity for anyone seeking a comfortable home benefitting from double glazed windows, electric central heating, and security income entry system.

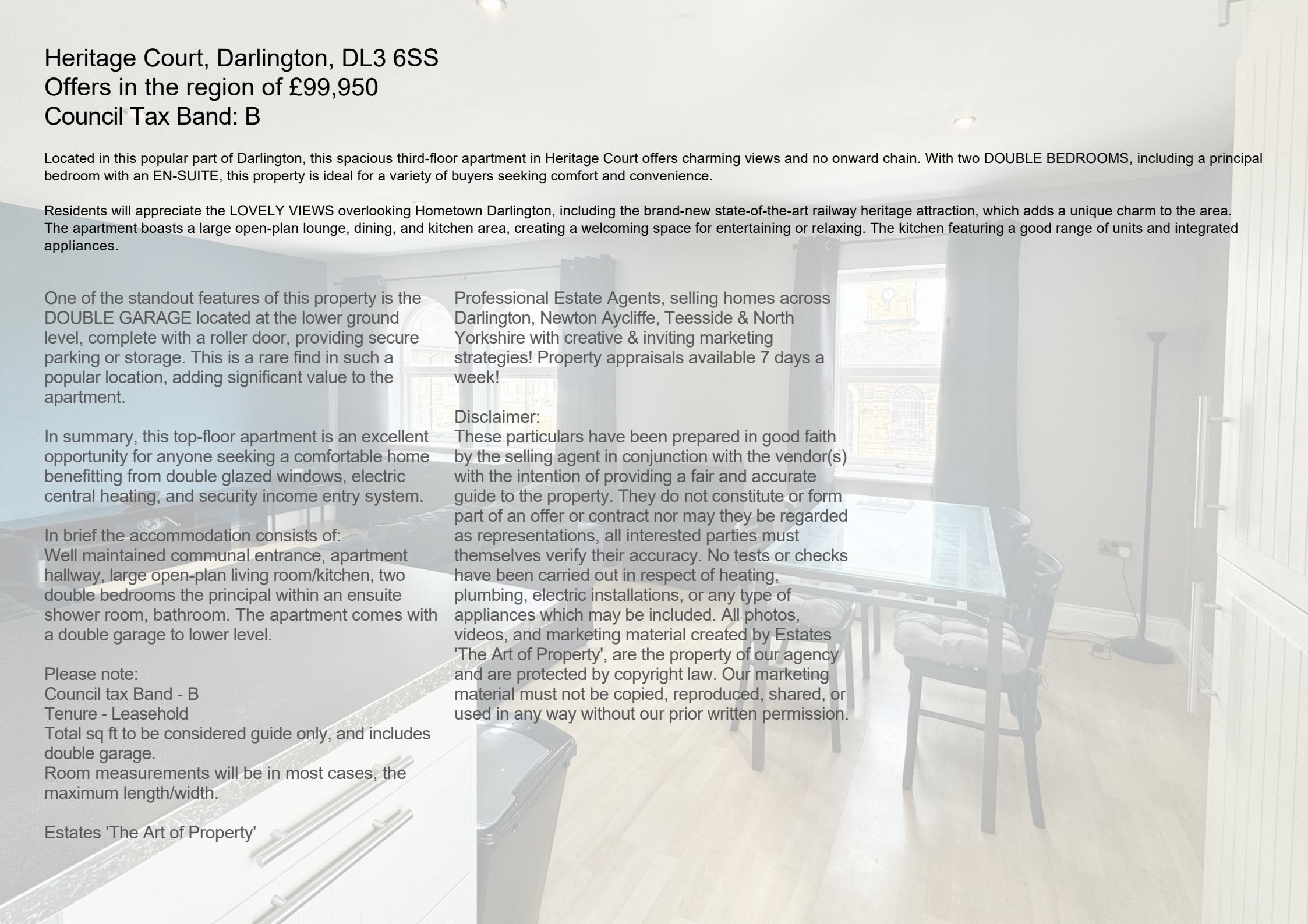
In brief the accommodation consists of: Well maintained communal entrance, apartment hallway, large open-plan living room/kitchen, two double bedrooms the principal within an ensuite shower room, bathroom. The apartment comes with a double garage to lower level.

Please note:
Council tax Band - B
Tenure - Leasehold
Total sq ft to be considered guide only, and includes double garage.
Room measurements will be in most cases, the maximum length/width.

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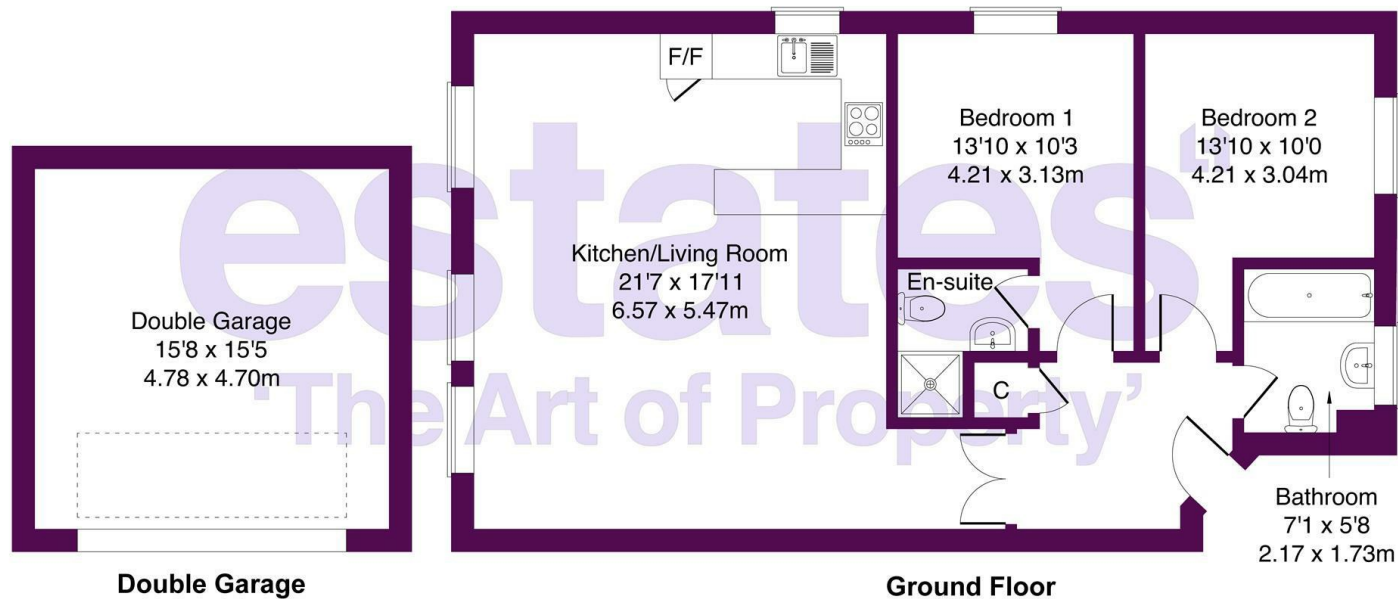




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Approximate Gross Internal Area: (1055 sq ft - 98 sq m.)



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	79	79
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	