



## **6 Swinden Court, Darlington**

### **Asking Price £134,000**

A superb opportunity has arisen to acquire a truly magnificent ground floor apartment, situated on an exclusive retirement residential development within the heart of the desirable West End of Darlington. This stunning residence is located within walking distance of Darlington Town Centre where you will find a host of amenities including continental cafe's, bars, restaurants boutiques and leisure facilities. Luxurious accommodation throughout and finished to an extremely high specification in brief this beautiful apartment is comprised of a welcoming entrance hallway, a beautifully appointed living room, a contemporary kitchen with a range of modern wall and floor units, contrasting worktops and integrated appliances, a double bedroom and a modern and most contemporary shower room. Externally the property benefits from a beautiful patio area which is ideal for outdoor entertaining and an allocated off road car parking space. We would recommend viewings at the earliest opportunity to avoid disappointment.



## 6 Swinden Court, Darlington

### General Remarks

Offered For Sale with NO ONWARD CHAIN  
A truly superb opportunity has arisen to acquire a beautifully presented ground floor apartment situated on a modern retirement living development.

Entry Intercom system

A private patio area

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### Location

Swinden Court is a modern retirement living development situated on Trinity Road within the heart of the desirable west end of Darlington. This stunning residence is superbly positioned within a short walking distance of Darlington's Town centre where you will find a host of amenities including shops, boutiques, restaurants, continental cafe's and leisure facilities.

### Facilities

Fully equipped and finished to a high standards this beautiful apartment is the perfect base for you to enjoy an independent and active retirement. The development features excellent security systems including 24-hour emergency calls and a dedicated House Manager, which are sure to offer peace of mind. Residents will also benefit from a social lounge, where you can relax and catch up with friends, as well as a guest suite that's perfect for visitors. Outside, you'll discover beautifully maintained gardens and plenty of greenery, along with car parking facilities.

### Entrance Hallway

A welcoming entrance hallway tastefully decorated warmed by an electric radiator and benefiting from an entry intercom system and a cupboard providing useful storage.

### Living Room

17'5" x 10'10"

The beautifully presented living room offers an abundance

of natural light. Warmed by an electric radiator, tastefully decorated and benefiting from double glazed French doors which lead out to the delightful patio area.

### Kitchen

8'9" max x 7'8"

The modern and most contemporary kitchen is fitted with a comprehensive range of wall, floor and drawer units with contrasting worktops incorporating a stainless steel sink and drainer. Warmed by an electric radiator and benefiting from a double glazed window, a tiled floor and a number of integrated appliances including an electric oven and hob with overhead extractor hood, a fridge freezer, washer/dryer and a dishwasher.

### Bedroom

11'0" x 10'3"

A double bedroom warmed by an electric radiator, tastefully decorated and benefiting from a double glazed window.

### Shower Room

The shower room has a tiled floor and is fitted with a modern suite comprising of a walk in shower cubicle with shower, a low level WC, a wash handbasin inset into a vanity unit and a towel radiator.

### Externally

Externally the property benefits from a beautiful patio area which is ideal for outdoor entertaining and an allocated off road car parking space.

