



South End Villas

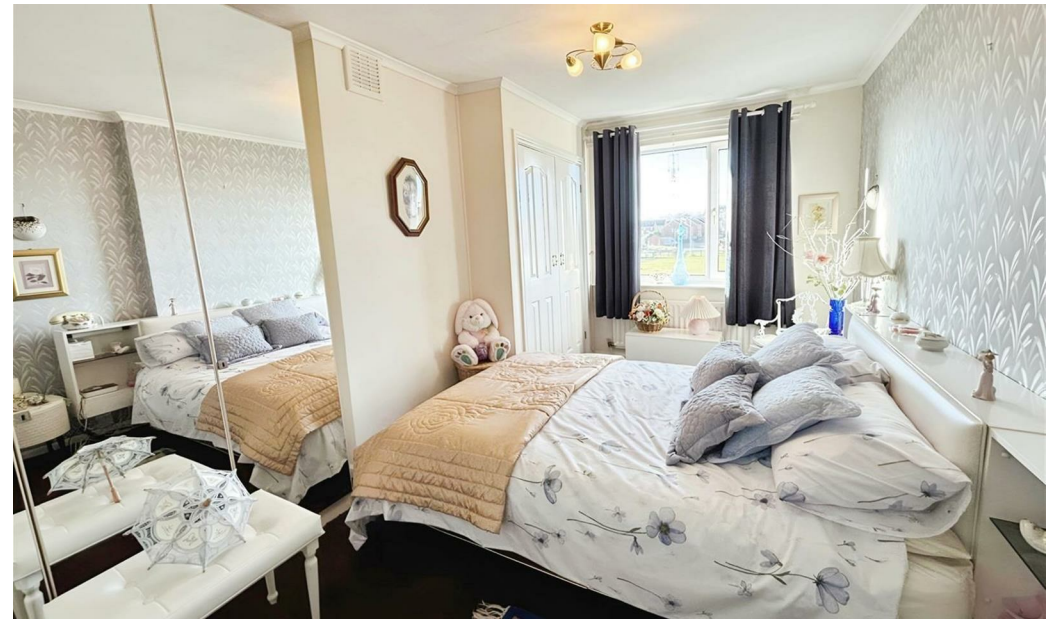
Crook DL15 8LF

Chain Free £90,000





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.



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.

South End Villas

Crook DL15 8LF



- CHAIN FREE
- EPC Grade C
- Gas Central Heating New Boiler 2023

- Three Bedrooms
- Kitchen Diner
- UPVC Double Glazed

- Gardens Front and Rear
- Lounge
- Walking Distance for Local Amenities

CHAIN FREE. A lovely THREE bedroom terraced property offering good sized living accommodation and is located in South End Villas, a short walk into the Town Centre of Crook having a good range of amenities. This property in brief has ENCLOSED GARDENS to front and rear and internally comprises: entrance hallway, good sized lounge, kitchen dining room, whilst to the first floor THREE BEDROOMS, WC and BATHROOM and separate WC.

Viewing is essential to fully appreciate the size of the accommodation on offer.

Ground Floor

Entrance Porch

Accessed via a composite entrance door with door leading into the kitchen diner with access to a useful storage cupboard.

Kitchen Diner

Having white base units with black work surfaces over and tiled splash backs, white sink unit and breakfast bar seating area. Ample space and plumbing for free standing appliances as required. Central heating radiator and two UPVC windows.

Hallway

Access via a composite door to the rear garden, stairs rise to the first floor, central heating radiator and access to a useful under stairs storage cupboard.

Lounge

Having UPVC bay window, central heating radiator, wood effect laminate flooring and electric fire with neutral hearth.

First Floor

Landing

Stairs rise from the hallway and provide access to the first floor accommodation and the loft via a glazed hatch.

Bedroom One

Located to the rear elevation of the property having UPVC window and central heating radiator. Double fitted wardrobe housing the gas central heating boiler, which was installed in 2023.

Bedroom Two

Located to the front elevation of the property having UPVC window and central heating radiator. Fitted three door wardrobe.

Bedroom Three

Located to the rear elevation of the property having UPVC window and central heating radiator.

Bathroom

Fitted with bath, WC, obscured UPVC window and central heating radiator.

WC

WC and obscured UPVC window.

Exterior

To the front of the property is a paved path to the front door and a low maintenance enclosed garden. Whilst to the rear is again a low maintenance enclosed garden bounded by fencing with gated access to the neighbouring properties.

Energy Performance Certificate

To view the Energy Performance certificate for this property,

please use the following link:

<https://find-energy-certificate.service.gov.uk/energy-certificate/3500-3276-0022-5323-3243>

EPC Grade C

Other General Information

Tenure: Freehold

Gas and Electricity: Mains

Sewerage and water: Mains

Broadband: Ultrafast Available Highest available download speed

1000 Mbps Highest available upload speed 220 Mbps

Mobile Signal/coverage: Likely to be good

Council Tax: Durham County Council, Band: A Annual price: £1,547.03 (Maximum 2024)

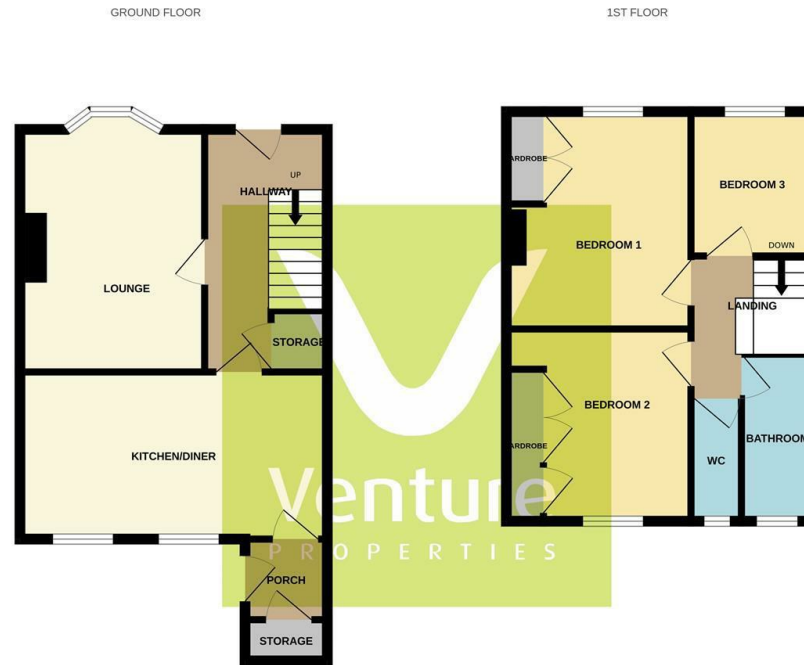
Energy Performance Certificate Grade C

Mining Area: This property is located in an area of historical mining works, a mining search is recommended. This can be done via a solicitor as part of Conveyancing.

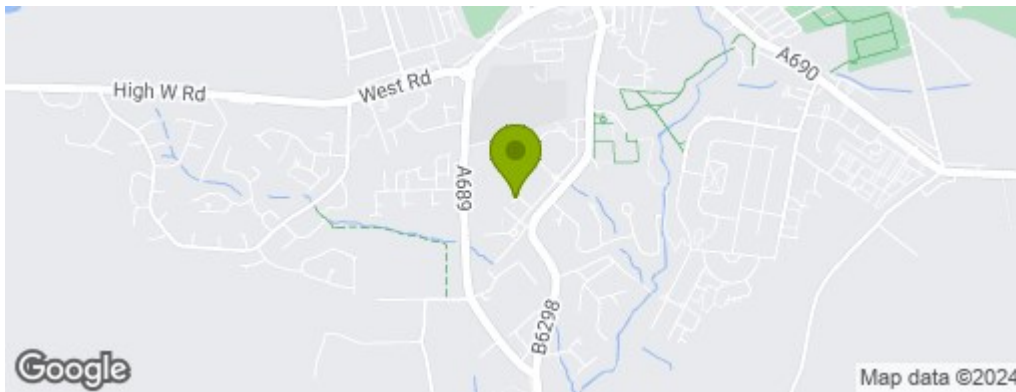
Flood Risk: Very low risk of surface water flooding. Very low risk of flooding from rivers and the sea

Disclaimer

The preceding details have been sourced from the seller, OnTheMarket.com and other third parties. Verification and clarification of this information, along with any further details concerning Material Information parts A, B and C, should be sought from a legal representative or appropriate authorities. Venture Properties (Crook) Limited cannot accept liability for any information provided.



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 Metrepro ©2024



Property Information

Durham County Council - Council Tax Band A
Tenure - Freehold

01388 741174

5 South Street, Crook, DL15 8NE
crook@venturepropertiesuk.com