



VENTURE  
PLATINUM



Bulman Walk | Willington  
Offers Over £360,000







Welcome to this charming property located on Bulman Walk in the picturesque village of Willington. This spacious four-bedroom detached house is perfect for a growing family looking for a new place to call home.

As you step inside, you are greeted by two inviting reception rooms, a spacious kitchen & dining room ideal for entertaining guests or simply relaxing with your loved ones. The property boasts four generously sized bedrooms, offering plenty of space for everyone in the family to enjoy.

With two bathrooms, including an en suite shower room, there will be no more morning rush-hour traffic in the bathroom. The convenience of a ground floor WC adds to the practicality of this lovely home.

Parking will never be an issue with space for up to four vehicles, ensuring both convenience and peace of mind. The double garage provides even more space for storage or could be converted into a workshop or hobby room.

Situated in a popular development built by Charles Church, this property offers a sense of community and security. The location, approximately 7 miles from Durham City, provides the perfect balance between a tranquil village setting and easy access to city amenities.

Don't miss out on the opportunity to make this delightful property your own. Book a viewing today and start envisioning the wonderful memories you could create in this beautiful family home.

## GROUND FLOOR





### Entrance Hallway

Having laminate flooring, front entrance door and storage cupboards.

### Lounge 7.454 x 3.898 (24'5" x 12'9")

With two modern vertical radiators, uPVC double glazed French doors to rear and uPVC double glazed window to front.

### Ground Floor WC

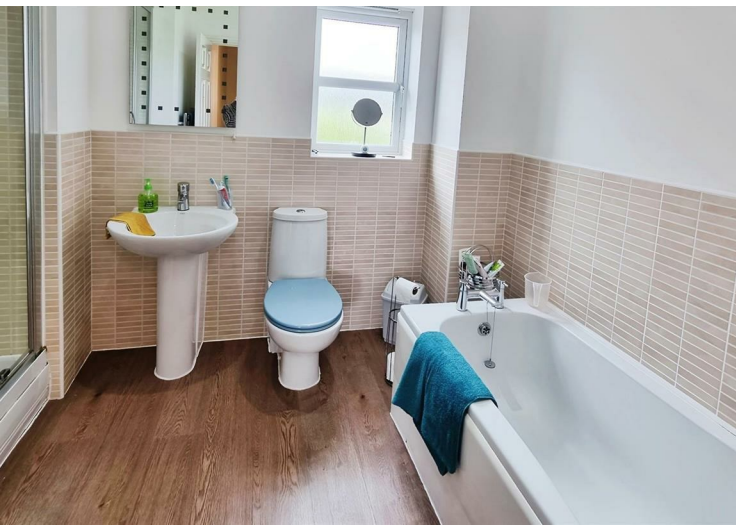
Fitted with a white wc, wash hand basin and central heating radiator.

### Dining Room 3.935 x 3.126 (12'10" x 10'3")

With central heating radiator and uPVC double glazed window to front.







**Kitchen/Breakfast Room 7.179 x 4.303 (23'6" x 14'1")**

Fitted with an excellent range of wall and base units having laminate work surfaces over, integrated eye level electric oven and gas hob, stainless steel sink unit with mixer tap, space for fridge freezer, integrated dishwasher, laminated flooring, space for dining table, central heating radiator and uPVC double glazed window and french doors to rear.

**Utility Room**

Fitted with laminate work surfaces, plumbing for washing machine, wall mounted gas boiler, rear entrance door and central heating radiator.

**FIRST FLOOR**

**Landing**

Having airing cupboard and loft hatch.

**Bedroom One 3.955 x 3.462 (12'11" x 11'4")**

Having central heating radiator and uPVC double glazed window to front.



# 6 Bulman Walk | Willington



GROUND FLOOR

1ST FLOOR



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.  
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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

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