



## Alexandra Terrace

Crook DL15 9DD

Asking Price £120,000







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# Alexandra Terrace

Crook DL15 9DD



- CHAIN FREE
- EPC Grade C
- First Floor Bathroom

- Three Bedrooms
- In Need of Modernisation
- Enclosed Outdoor Space

- Two Reception Rooms
- Will make a perfect Family Home
- Garage

Chain Free, A lovely three bedroom terraced property located in the heart of Crook, Crook has a range of amenities, doctors, educational and recreational facilities and ideally placed for the commuter. This is a rare to the market opportunity to purchase a lovely family home in need of modernisation, the perfect opportunity to put your own design and creation into making your home perfect.

In brief comprising entrance hall, two reception rooms, kitchen, three bedrooms and family bathroom to the first floor, outside space to both front and rear and a garage plot.

## Ground Floor

### Entrance

Accessed via a UPVC entrance door leading into a porch area.

### Porch

Space for cloaks hanging if required and a door leading into to the inner hallway.

### Inner Hallway

Stairs rise to the first floor, doors leading to the ground floor accommodation, central heating radiator and period features.

### Lounge

17'5" x 11'3" (5.316 x 3.453)

Located to the front elevation of the property having UPVC bay window, central heating radiator and brick fire surround.

### Dining Room

14'3" x 13'4" (4.363 x 4.087)

Located to the rear elevation of the property having UPVC window, central heating radiator, neutral fire surround and hearth, alcove storage units and access to a useful understand storage cupboard stair cupboard.

### Kitchen

12'6" x 8'11" (3.825 x 2.718)

Fitted with a range of wooden base and wall units, laminate work surfaces over, ample space for free standing appliances, sink unit and UPVC window above. Central heating radiator and UPVC door leading to the rear porch.

## Rear Porch

UPVC rear porch with a door leading to the rear yard.

## First Floor

### Landing

Stairs rise from the inner hallway and provide access to the first floor accommodation via a split landing, access to two useful storage cupboards and the loft.

### Bedroom One

18'2" x 9'3" (5.560 x 2.825)

Located to the front elevation of the property having UPVC bay window, two built in storage cupboards and central heating radiator.

### Bedroom Two

14'7" x 9'4" (4.455 x 2.870)

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

### Bedroom Three

6'4" x 11'6" (1.945 x 3.529)

Also located to the front elevation of the property having UPVC window and central trap heating radiator.

### Bathroom/WC

Fitted with a four piece suite comprising shower cubicle, corner bath, WC, wash hand basin, central heating radiator and obscured UPVC window, access to a useful storage cupboard housing the gas central heating boiler.

### Exterior

To the front of the property a wrought iron gate leads into the front garden of the property having paved pathway to the front door whilst to the rear is an enclosed yard area with gated access to the lane beyond. There is a useful outhouse for additional storage.

### Garage

Having double opening doors.

## Agents Note

Please note the garage is sold as seen and internal access is not permitted unless requested.

## Agents Note

We understand this property is unregistered, therefore at the point of purchase first registration will be required. For further information please contact your legal representative or solicitors for clarification.

## Energy Performance Certificate

To view the full Energy Performance Certificate please use the following link:

<https://find-energy-certificate.service.gov.uk/energy-certificate/9590-4297-0122-2508-3053>

EPC Grade C

## Other General Information

Tenure: Freehold

Gas and Electricity: Mains

Sewerage and water: Mains

Broadband: Ultrafast Highest available download speed 10000 Mbps Highest available upload speed 10000 Mbps

Mobile Signal/coverage: We would recommend speaking to your provider  
Council Tax: Durham County Council, Band: B Annual price: £1,894.71 (Maximum 2024)

Energy Performance Certificate Grade TBC

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, flooding from rivers and sea

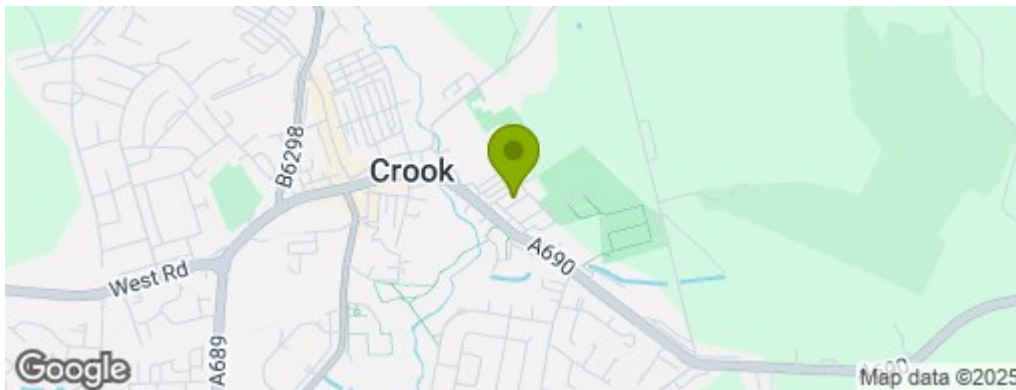
## Disclaimer

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## Property Information

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