



Carrside Road, Trimdon, TS29 6JT
4 Bed - House - Semi-Detached
£94,950

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SALES • LETTINGS • AUCTIONS • SURVEYS

Nestled pleasantly within the heart of Trimdon Village, we are delighted to offer to the market with no onward chain; this deceptively spacious, extended semi detached house with four bedrooms on Carrside Road. This impressive residence has been extended to both ground floor & first floor & is the perfect purchase for the growing family seeking space. With easy access to all of the immediate amenities offered in & around Trimdon itself & within excellent commuting distance to all major road links leading to Durham City, Darlington & Teesside, the property also benefits from gas central heating via a combi boiler & double glazing. In brief, this well proportioned home comprises: Welcoming entrance hallway with stairs to the first floor, open-plan lounge/dining area with windows to both front & rear elevations & a superb, extended kitchen/breakfasting room (measuring 20ft x 19ft approximately) with a range of fitted wall & base units & access to the rear garden. The first floor landing boasts four good sized bedrooms & family bathroom with modern four piece suite. Externally, the property enjoys an enclosed garden to the rear with paved patio & artificial lawn area whilst the front is open aspect. We thoroughly encourage full internal inspection in order to fully appreciate the space, style & layout of this impressive property for sale.

DISCLAIMER

Our details have been compiled in good faith using publicly available sources and information obtained from the vendor prior to marketing. Verification and clarification of this information, along with any further details concerning Material Information parts A, B & C, should be sought from a legal representative or appropriate authorities before making any financial commitments. Robinsons cannot accept liability for any information provided subsequent amendments or unintentional errors or omissions.

COMPLIANCE

HMRC Compliance requires all estate agents to carry out identity checks on their customers, including buyers once their offer has been accepted. These checks must be completed for each purchaser who will become a legal owner of the property. An administration fee of £60 (inc. VAT) per individual purchaser applies for carrying out these checks.

FREEHOLD
EPC Rating: D
Council Tax Band: A

ENTRANCE HALLWAY**OPEN-PLAN LOUNGE/DINING AREA**

22'4 x 12'5 (6.81m x 3.78m)

BREAKFASTING KITCHEN

20'6 x 19'3 (6.25m x 5.87m)

FIRST FLOOR LANDING**MASTER BEDROOM**

13'6 x 12'5 (4.11m x 3.78m)

BEDROOM TWO

12'10 x 8'9 (3.91m x 2.67m)

BEDROOM THREE

10'6 x 8'8 (3.20m x 2.64m)

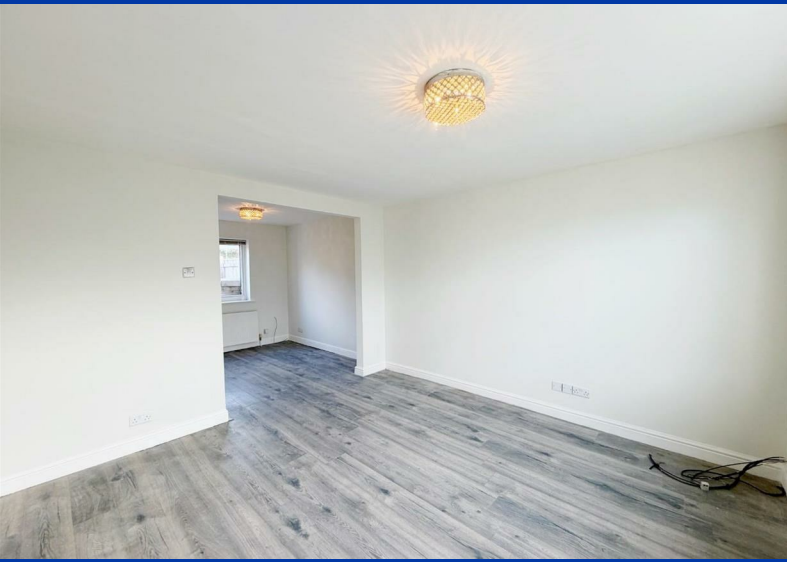
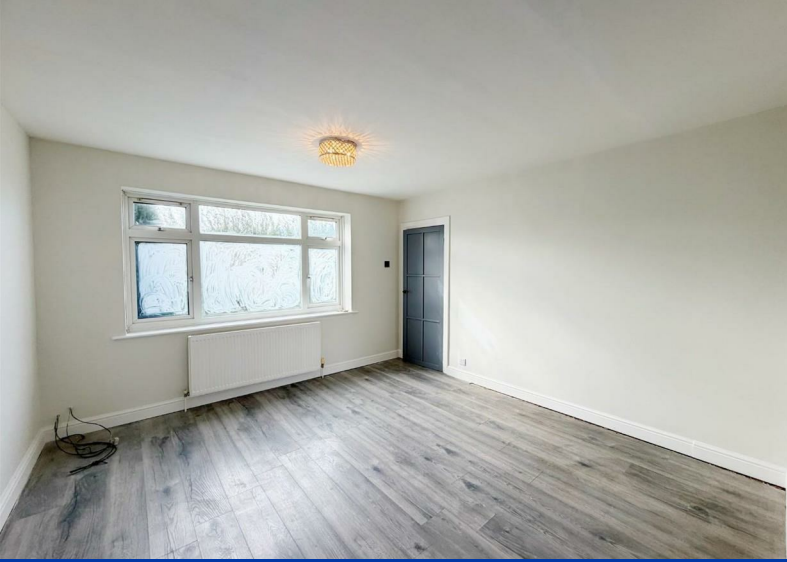
BEDROOM FOUR

8'9 x 7'8 (2.67m x 2.34m)

FAMILY BATHROOM

7'4 x 5'4 (2.24m x 1.63m)

EXTERNALLY



OUR SERVICES

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Surveys and EPCs

Property Auctions

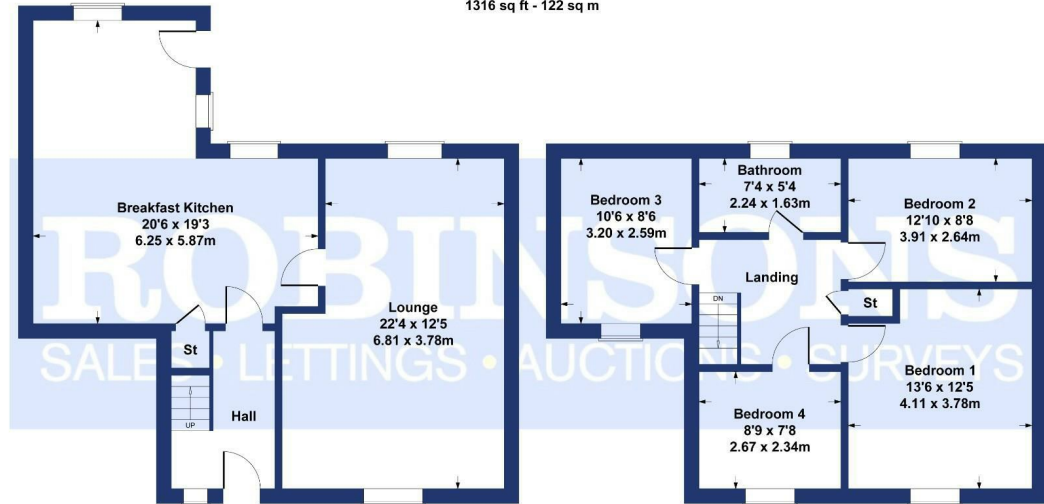
Lettings and Management

Strategic Marketing Plan

Dedicated Property Manager

Carrside Road, Trimdon Village, TS29 6JT

Approximate Gross Internal Area
1316 sq ft - 122 sq m



GROUND FLOOR

FIRST FLOOR

SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY

All measurements walls, doors, windows, fittings and appliances, their sizes and locations, are approximate only. They cannot be regarded as being a representation by the seller, nor their agent.

Produced by Potterplans Ltd. 2026

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(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		

DURHAM

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T: 0191 383 9994 (option1) (Lettings)

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Every care has been taken with the preparation of these particulars, but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance please ask or professional verification should be sought. All dimensions are approximate. The mention of fixtures, fittings &/or appliances does not imply they are in full efficient working order. Photographs are provided for general information and it cannot be inferred that any item shown is included in the sale. These particulars do not constitute a contract or part of a contract.

Robinsons can recommend financial services, surveying and conveyancing services to sellers and buyers. Robinsons staff may benefit from referral incentives relating to these services.



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