



## Darlington Lane, Stockton-On-Tees, TS19 0NR

A well presented two bedroom semi-detached bungalow offered for sale with NO ONWARD CHAIN making it an ideal purchase for downsizers, or buyers seeking comfortable single level living.

Accessed via a modern composite front door, the accommodation briefly comprises a welcoming entrance hall with a useful storage cupboard, a stylish shaker style fitted kitchen complete with integrated oven and hob, two bedrooms, and a bathroom fitted with a white suite and shower over the bath. The bungalow benefits from double glazing and gas central heating throughout, along with new carpets to most areas. The decor is neutral, creating a bright and inviting home that is ready for immediate occupation.

Externally, the front and rear gardens are designed for low maintenance, ideal for those seeking low maintenance outdoor space.

Conveniently located within walking distance of local shops and regular bus services to Stockton town centre, the property is also within easy reach of schools, amenities, and excellent transport links.

Offers In The Region Of £125,000



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## HALL

## LOUNGE

13'10" x 9'9" (4.22m x 2.97m)

## KITCHEN

10' x 8'8" (3.05m x 2.64m)

## BEDROOM ONE

12'2" x 9'9" (3.71m x 2.97m)

## BEDROOM TWO

10'1" x 10' (3.07m x 3.05m)

## BATHROOM

6'5" x 5'5" (1.96m x 1.65m)

## GARAGE

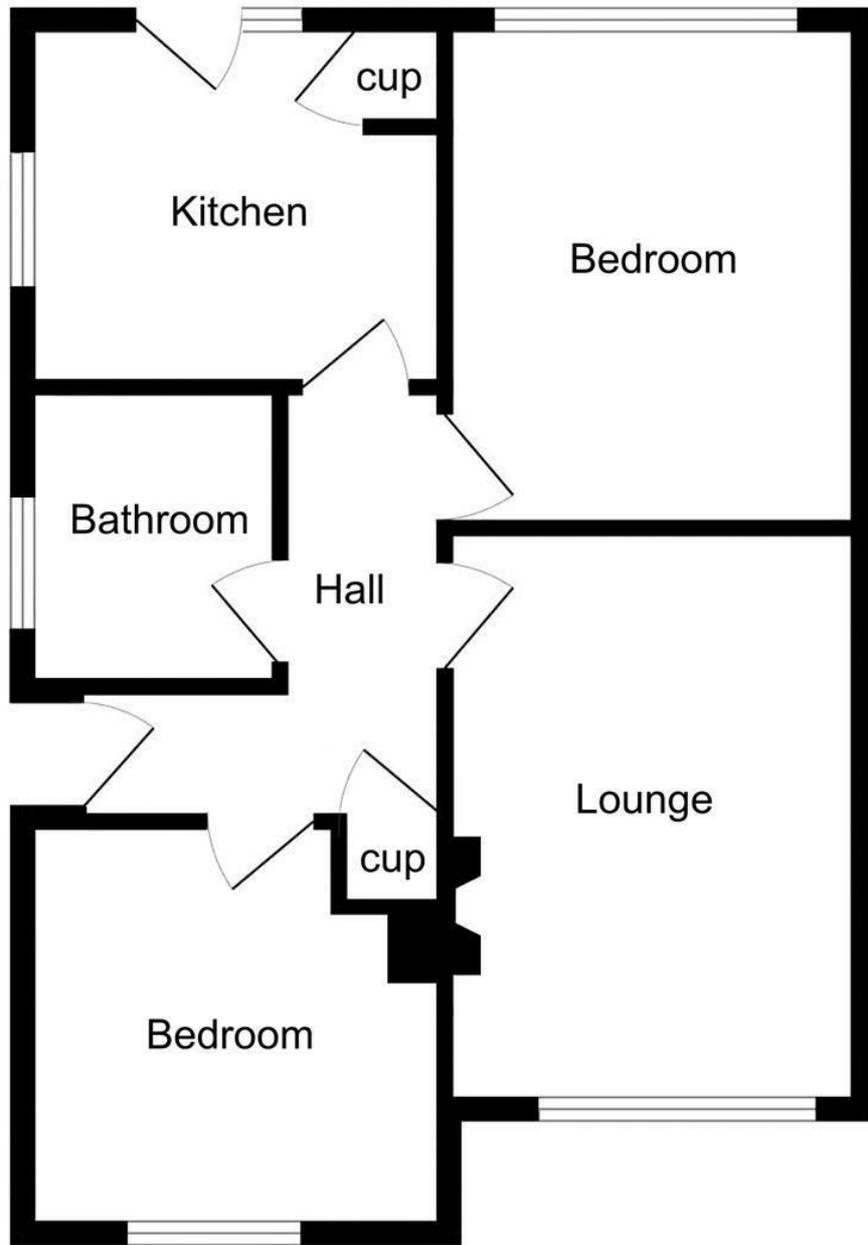
17'3" x 8'4" (5.26m x 2.54m)

## AML PROCEDURE

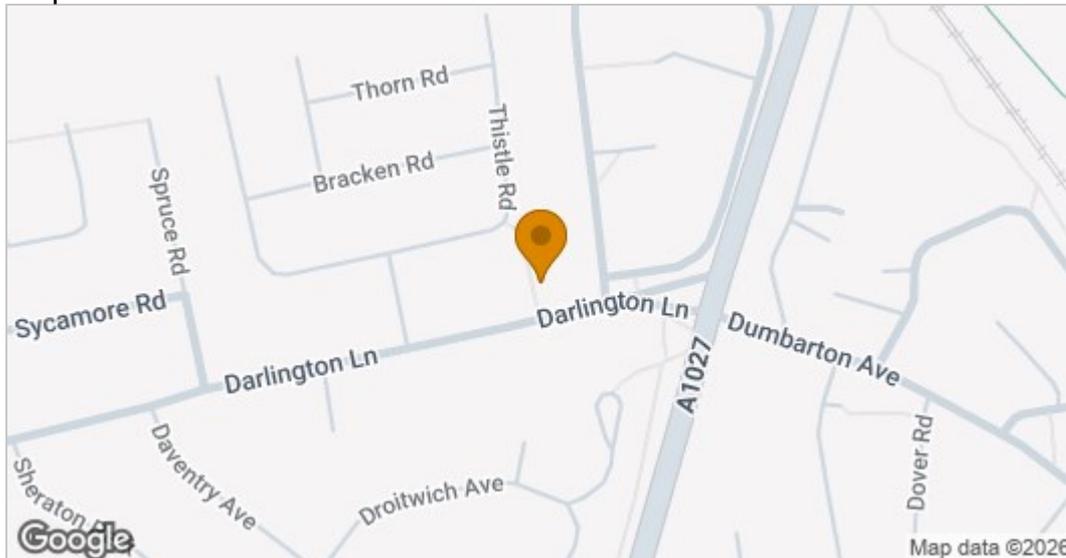
To comply with anti-money laundering regulations (AML) all estate agents must be registered with HMRC. Gowland White complies with this legislation by using an online AML risk assessment company, approved by the UK Government. Please note that all buyers are charged a fee of £36.00 (inc. VAT), for each buyer, to cover this process. These fees are payable before we can progress an agreed sale.



Floor Plan

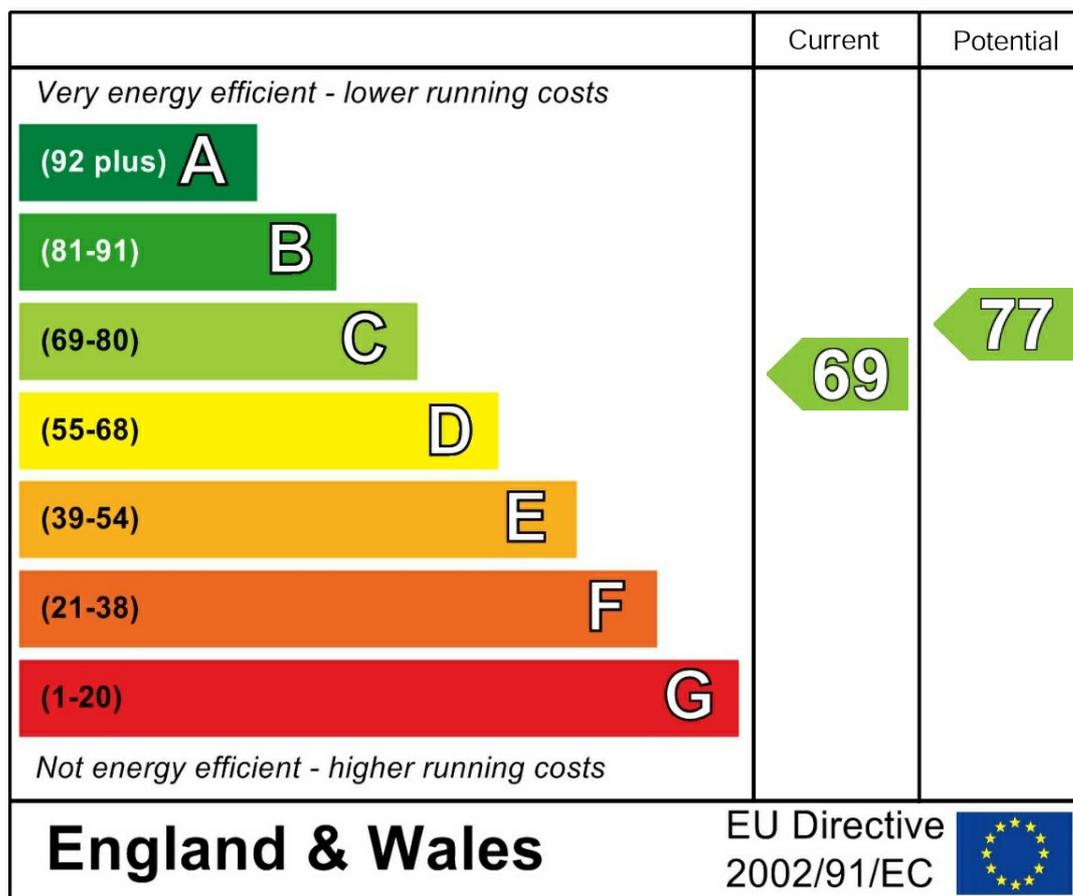


## Map



## EPC graph

### Energy Efficiency Rating



## VIEWING

Please contact us on 01642 615657 if you wish to arrange a viewing or would like more information.

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