



Hewitson Road

Darlington DL1 4NU

Offers In The Region Of £110,000





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.



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Hewitson Road

Darlington DL1 4NU



- Two Bedroom Semi Detached Property
- Excellent Transport Links
- Epc Rating E

- Gardens to Front and Rear
- Perfect Family Home

- Close to Local Shops
- Council Tax Band A

In the practical Eastbourne area of Darlington, this two-bedroom semi-detached house on Hewitson Road offers a delightful blend of comfort and convenience. The property features two spacious double bedrooms, providing ample space for relaxation and rest. The property has recently benefitted from a replaced boiler.

Upon entering, you are welcomed by two inviting reception rooms, perfect for entertaining guests or enjoying quiet evenings at home. The layout is both practical and appealing, making it an ideal choice for couples, small families, or those seeking a comfortable living space.

The enclosed rear garden offers a private outdoor retreat where you can unwind, or host summer barbecues. This space is perfect for enjoying the fresh air and sunshine, making it a wonderful extension of your living area.

Located close to local amenities, this property ensures that you have easy access to shops, schools, and parks, enhancing your everyday living experience. With its attractive features and prime location, this semi-detached house is a fantastic opportunity for anyone looking to settle in a vibrant community. Don't miss the chance to make this lovely home your own.

Entrance Hallway

Door to side

Lounge

14' x 13' (4.27m x 3.96m)

Upvc double glazed bay window to front, feature fireplace

Dining Room

13'06 x 9'02 (4.11m x 2.79m)

Upvc double glazed window to side, double doors to Kitchen

Kitchen

11'04 x 10'05 (3.45m x 3.18m)

First Floor Landing

Bedroom One

12'10 x 11' (3.91m x 3.35m)

Upvc double glazed window to front,

Bedroom Two

8'02 x 9'06 (2.49m x 2.90m)

Upvc double glazed window to rear,

Bathroom

Upvc double glazed obscure window to rear

Externally

To the front is an easily maintained enclosed garden.

To the rear is an enclosed garden that has well established shrubs and plants.

Tenure

Freehold

Property Details

Local Authority: Darlington

Council Tax Band: A

Annual Price: £1,581

Conservation Area No

Flood Risk Very low

Floor Area 775 ft 2 / 72 m 2

Plot size 0.04 acres

Mobile coverage

EE

Vodafone

Three

O2

Broadband

Basic

8 Mbps

Superfast

80 Mbps

Ultrafast

1000 Mbps

Satellite / Fibre TV Availability

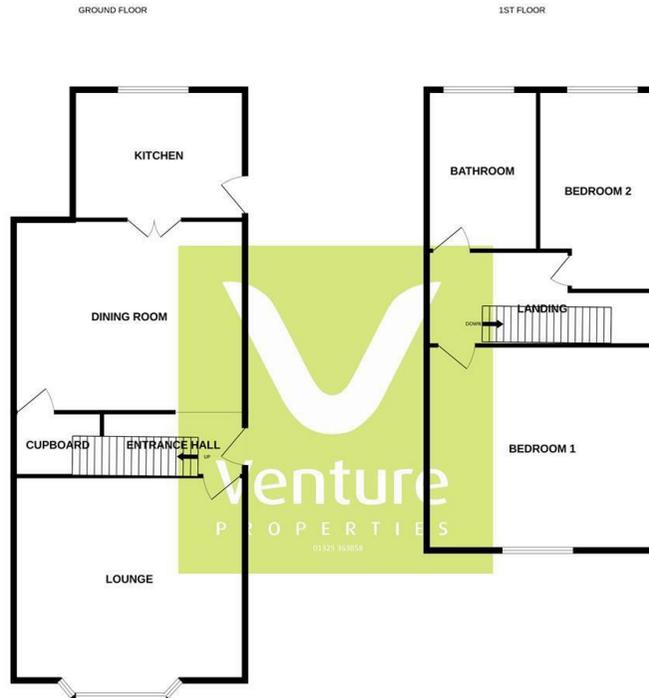
BT

Sky

Virgin

Note

IMPORTANT NOTE TO PURCHASERS: We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. The services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only, and are not precise. Floor plans where included are not to scale and accuracy is not guaranteed. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller. We cannot also confirm at this stage of marketing the tenure of this house



While 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, options and specifications have not been tested and no guarantee as to their operability or efficiency can be given. Homecall Mortgage CIC25



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