



West Terrace

Billy Row DL15 9ST

£595 Per Calendar Month





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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West Terrace

Billy Row DL15 9ST



- Available Immediately
- EPC Grade C
- Lovely Fitted Kitchen

- No Deposit Option Available On This Property - Subject To Status
- Stone Fronted Two Bedroom Cottage
- Not Overlooked To The Rear

- Recently Renovated
- Good Sized Lounge
- Front Garden

No Deposit Option Available - Subject To Status

Nestled in the charming village of Billy Row, Crook, this recently renovated stone-fronted cottage on West Terrace offers a delightful blend of modern comfort and traditional character. The property has been thoughtfully updated, featuring a lovely new kitchen that is perfect for culinary enthusiasts and a stylish bathroom with a convenient WC, ensuring that all your daily needs are met with ease.

As you approach the cottage, you will be greeted by a quaint garden at the front, providing a pleasant outdoor space to enjoy the fresh air or to cultivate your own plants. One of the standout features of this home is the rear aspect, which is not overlooked, allowing for a sense of privacy and tranquillity as you relax in your own space.

This property is ideal for those seeking a peaceful retreat while still being within reach of local amenities and transport links. With its tasteful renovations and inviting atmosphere, this cottage is a perfect opportunity for first-time renters, small families, or anyone looking to downsize without compromising on quality. Don't miss the chance to make this charming home your own.

Ground Floor

Entrance Hallway

UPVC double glazed front entrance door, staircase to the first floor

Lounge

1411 x 12 (4.55m x 3.66m)

UPVC double glazed window to the front elevation, double central heating radiator, coving to ceiling and timber door to understairs cupboard

Kitchen

1411 x 5'10 (4.55m x 1.78m)

Recently refitted to a high standard with a range of White wall and base units, laminated working surfaces over, inset single drainer sink unit, mixer taps over, UPVC double glazed windows, integral appliances including electric oven, electric hob and splash back above, plumbing and space for washing machine, central heating radiator, breakfast bar, and UPVC double glazed rear door

First Floor

Landing

Storage cupboard and loft access

Bedroom One

12'01 x 11'03 (3.68m x 3.43m)

UPVC double glazed window to the front elevation, central heating radiator and overstairs cupboard housing baxi boiler

Bedroom Two

10'02 x 9'04 (3.10m x 2.84m)

UPVC double glazed window and central heating radiator

Bathroom/wc

Fitted with a white suite including panelled bath, hand shower over, pedestal wash hand basin, wc, panelled splash backs, opaque UPVC double glazed window, central heating radiators and laminated panelled ceiling

Exterior

To the front of the property there is a lawned garden, whilst to the rear there is an enclosed yard with two outhouses

Holding Deposit/Tenant Information

All of our rental properties require a Holding Deposit equivalent to 1 week's rent. The Tenant is entitled for this Holding Deposit to be repaid within 15 calendar days of their application proceeding. However, in most cases we hope to repay this to the Tenant on the day you move in and this will be deducted from your first month's rent. This will need to be agreed with the Tenant during the application process.

You will lose your Holding Deposit if any of the following occurs:

1. You give us false or misleading information. For example, incorrect salary/income details or you fail to tell us about a CCJ.
2. You fail a Right to Rent check and are not eligible to reside in the UK
3. You withdraw your application.
4. You drag your feet during the application process.

All of our rental properties will require a Security Deposit, payable on the day you move in, equivalent to 5 weeks' rent.

Energy Performance Certificate

To view the Energy Performance Certificate, please click the following link: <https://find-energy-certificate.service.gov.uk/energy-certificate/3837-8529-8200-0656-3222>

Reposit - Rent Without a Deposit

This property is available to tenants using an alternative to the traditional deposit (bond) of 5 weeks' rent.

Using Reposit, tenants are only required to pay the equivalent of 1 week's rent (or £150, whichever is greater) as an alternative to paying the traditional deposit of 5 weeks' rent. For example, if the rent is £550, the Reposit will be the minimum payment of £150. If the rent is £750, the Reposit will be equivalent to one week's rent at £173.08.

There is no need to pay a deposit or bond. This is a one-off, non-refundable payment.

Please note that just like a traditional deposit, you are still liable for any valid, end of tenancy charges. The difference with Reposit is that you keep control of your money and only pay these if they actually occur at the end of your tenancy, rather than paying at the start.

Further information is available at www.reposit.co.uk/tenants.

Bond/Deposit

The security deposit (bond) amount is equivalent to 5 weeks rent.

Other General Information

Tenure: Freehold

Gas and Electricity: Mains PRE PAYMENT METERS

Sewerage and water: Mains

Broadband: Ultrafast Available Highest available download speed 1800 Mbps Highest available upload speed 220 Mbps

Mobile Signal/coverage: Good Inside and Outside

Council Tax: Durham County Council, Band: A Annual price: £1701 (Maximum 2026)

Energy Performance Certificate Grade D

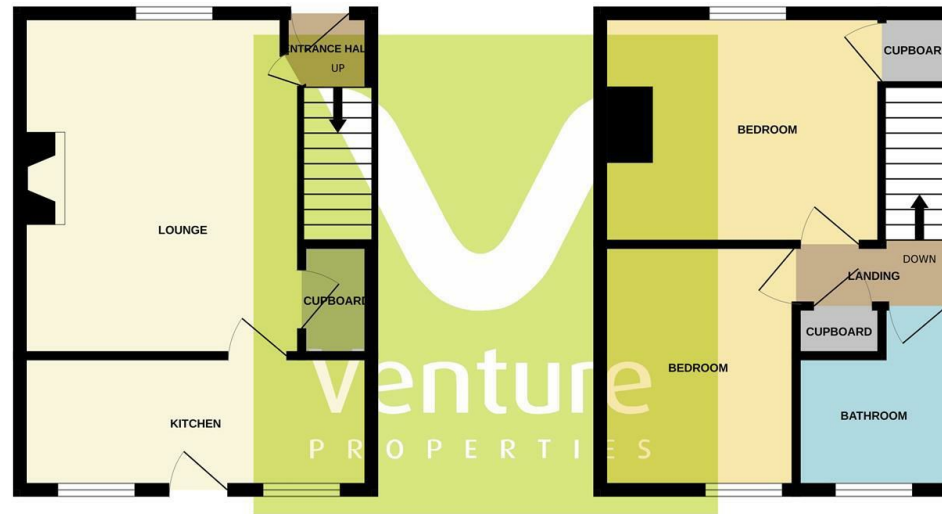
Flood Risk: Very low risk of surface water flooding. Very low risk of flooding from rivers and the sea.

Disclaimer

The preceding details have been sourced from the seller, OnTheMarket.com and other third parties. Verification and clarification of this information, along with any further details concerning Material Information parts A, B and C, should be sought from a legal representative or appropriate authorities. Venture Properties (Crook) Limited cannot accept liability for any information provided.

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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Property Information

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