



Edith Street, Consett, Durham, DH8



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£110,000

For sale is this well-presented two-bedroom terraced house on Edith Street, Consett, offering a practical and conveniently located home with easy access to local amenities and transport links.

The property features a traditional stone façade complemented by a modern front entrance door and uPVC-style windows, creating a smart and welcoming appearance. To the rear is an enclosed, low-maintenance yard laid mainly to hard standing, providing a useful outdoor space for bins, storage and potted plants.

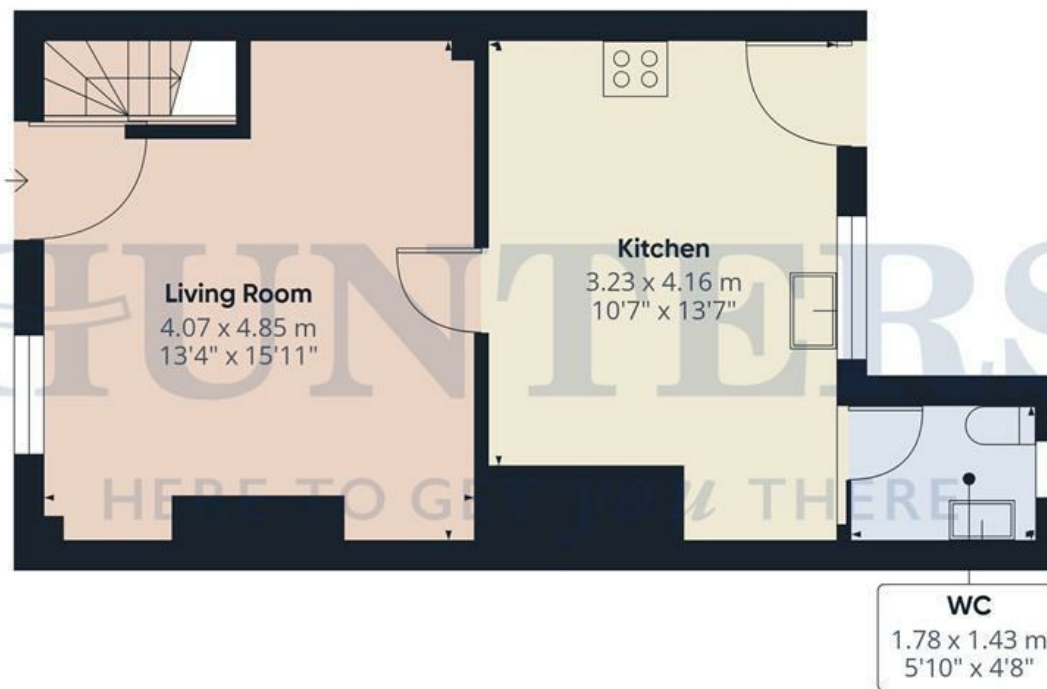
Internally, the accommodation is arranged over two floors and comprises a reception room, kitchen and bathroom, with two bedrooms to the first floor. The straightforward layout offers an excellent opportunity for first-time buyers, downsizers or investors seeking a property with strong rental potential.

The property is conveniently positioned for Consett town centre, where a range of supermarkets, high street shops, cafés, pubs and other everyday amenities can be found around Middle Street and the nearby retail park. For those who enjoy the outdoors, Blackhill & Consett Park and Derwent Walk Country Park are both within easy reach, offering attractive green spaces and walking and cycling routes.

Families are well served by local schooling, including Consett Academy and a selection of primary schools. Regular bus services operate from Consett Bus Station, providing connections towards Durham, Newcastle and Stanley. Durham is approximately 35–40 minutes away by bus and offers further rail connections to Newcastle, London and other major destinations.

For commuters, the A691 and A692 provide convenient road access towards Durham and Newcastle, making this an appealing choice for those looking for a well-connected home in Consett.

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Ground Floor



Floor 1



**Approximate total area<sup>(1)</sup>**

69.3 m<sup>2</sup>

745 ft<sup>2</sup>

**Reduced headroom**

1.4 m<sup>2</sup>

15 ft<sup>2</sup>

(1) Excluding balconies and terraces

Reduced headroom

..... Below 1.5 m/5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360

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<br>2002/91/EC |  |

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.



