

CARVERS

SALES & LETTINGS

Bowen Road

Darlington, DL3 0TH

Offers in the region of £220,000

House - Semi-Detached

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Situated in a popular residential location, this well-presented three-bedroom semi-detached home offers spacious accommodation, making it an excellent choice for growing families and first-time buyers alike.

The property benefits from a modern fitted kitchen, providing a stylish and practical space for everyday living, while the generous rear garden offers plenty of room for children to play, outdoor entertaining, or keen gardeners to enjoy. The principal bedroom is enhanced by an additional adjoining room, offering versatile space ideal for use as a dressing room, cot room or perhaps a study.

Externally, the property enjoys a shared driveway leading to a single garage, providing useful off-road parking and additional storage.

Conveniently located within easy reach of local amenities, schools and transport links, this attractive home combines comfort, practicality and excellent outdoor space which enjoys a private setting with no overlooking neighbours.









- Cockerton area
- Generous enclosed garden
- Off street parking
- Garage
- Ideal for growing families
- Conservatory



GENERAL INFORMATION:

Tenure: Freehold
Services: gas central heating, mains electric, water and drainage.
Double glazing
Local Authority: Darlington Borough Council (Tax Banding A)

Buyers Identification Checks

Should a purchaser(s) have an offer accepted on a property marketed by Carvers they will need to undertake an identification check. This is done to meet our obligation under Anti Money Laundering Regulations (AML) and is a legal requirement. We use a specialist third party service to verify your identity, this is not a credit check and will have no effect on credit history. The cost of these checks is £36 inc. VAT per buyer, which is paid in advance, when an offer is agreed and prior to a sales memorandum being issued. This charge is non-refundable.

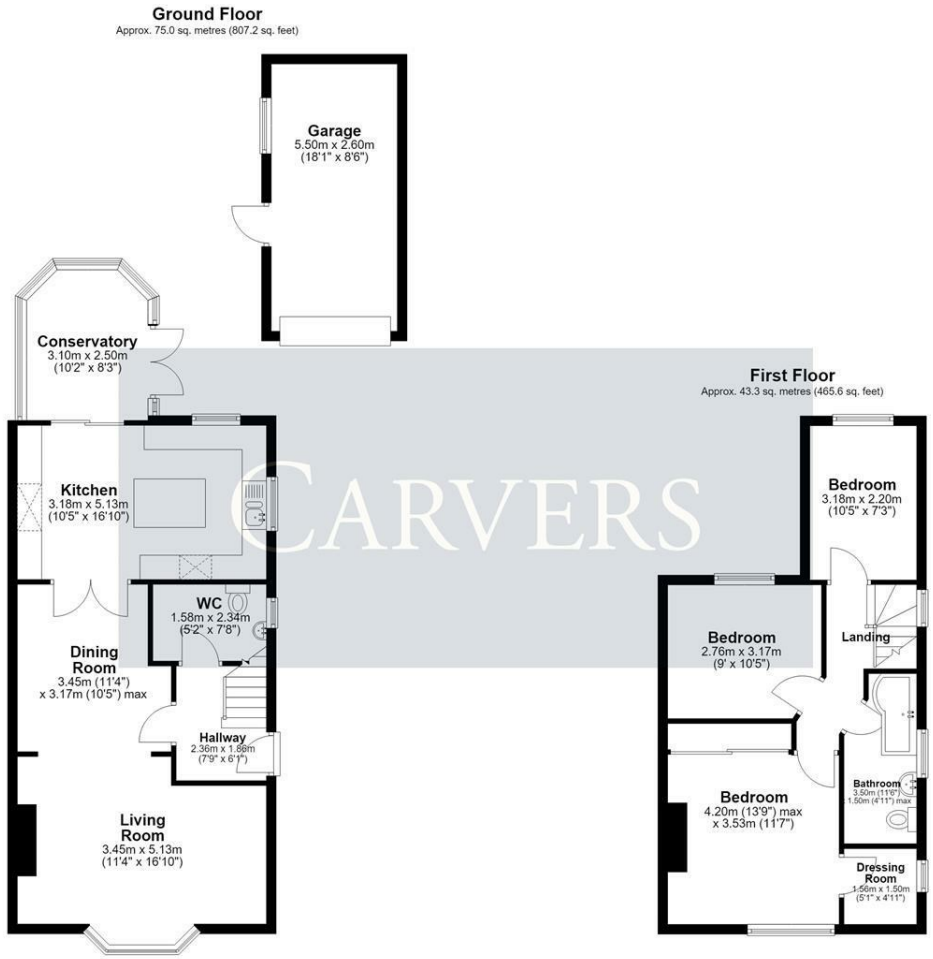
Property Size

Please note the property size is taken from the Energy Performance Certificate and may not take into account all rooms from the floorplan (due to unheated space not being calculated e.g. this may potentially exclude e.g a conservatory and/or garage)



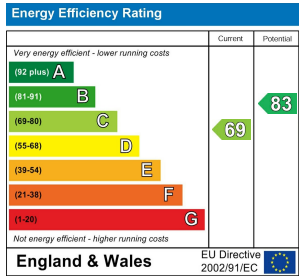






Total area: approx. 118.2 sq. metres (1272.8 sq. feet)

62 Bowen Road, Darlington



Property size taken from EPC sq ft



The Property Ombudsman · RICS · naea propertymark PROTECTED · arla propertymark PROTECTED · Ethical Agent Network

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