

Grendon Gardens

Darlington DL2 1HS

Offers Over £295,000

Venture PROPERTIES









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Grendon Gardens

Darlington DL2 1HS



- Four Bedroom Detached Property
- Ground Floor Cloakroom
- Council Tax Band E
- Popular Middleton St. George Location
- Close to Shops and Amenities
- EPC Rating D
- Off Street Parking
- Easy Access to Durham Tees Valley Airport
- Landscaped Rear Garden

Nestled in the charming village of Middleton St. George, this impressive four-bedroom detached house on Grendon Gardens offers a perfect blend of spacious living and modern convenience. With no onward chain, this property presents an excellent opportunity for those looking to settle into a delightful community.

Upon entering, you will be greeted by two generous reception rooms, providing ample space for both relaxation and entertaining. The well-designed layout ensures that each room flows seamlessly into the next, creating a warm and inviting atmosphere. The heart of the home features a well-appointed kitchen, ideal for culinary enthusiasts and family gatherings.

The four bedrooms are thoughtfully arranged, with the main bedroom benefiting from an en-suite bathroom, providing a private sanctuary for rest and relaxation. The additional bedrooms are versatile, perfect for family, guests, or even a home office.

Outside, the property boasts a beautifully landscaped garden, offering a tranquil space to unwind or enjoy outdoor activities. The excellent parking facilities include space for two vehicles and a single garage, ensuring convenience for you and your guests.

This large detached house is not only a wonderful family home but also a fantastic investment in a sought-after village location. With its spacious accommodation and attractive features, it is sure to appeal to a variety of buyers. Do not miss the chance to make this delightful property your own.

Entrance Porch
Upvc door to front.

Entrance Hallway
Upvc door to front, staircase to first floor landing with storage under, access to garage and radiator.

Lounge
Upvc double glazed bow window to front, gas fire in surround and radiator.

Dining Room
Sliding doors to rear and radiator.

Kitchen
Upvc double glazed window to rear, fitted with wall, base and drawer units, stainless steel sink with mixer tap, five ring gas hob with extractor over and oven. Space for a fridge freezer and door to rear.

Ground Floor Cloaks
Upvc double glazed obscure window to side, w.c and wash hand basin.

First Floor Landing
Storage cupboard.

Bedroom One
Upvc double glazed window to front, fitted wardrobes and radiator.

En-Suite
Upvc double glazed obscure window to front, walk in shower, low level w.c and wash hand basin. Radiator.

Bedroom Two
Upvc double glazed window to front and radiator.

Bedroom Three
Upvc double glazed window to rear, fitted wardrobes and radiator.

Bedroom Four
Upvc double glazed window to rear and radiator.

Bathroom
Upvc double glazed obscure window to rear, panelled bath with shower over and screen, w.c, wash hand basin and heated towel rail.

Externally
To the front is off street parking and access to the garage.
To the rear the enclosed garden is mainly laid to lawn with patio area.

Tenure
Freehold

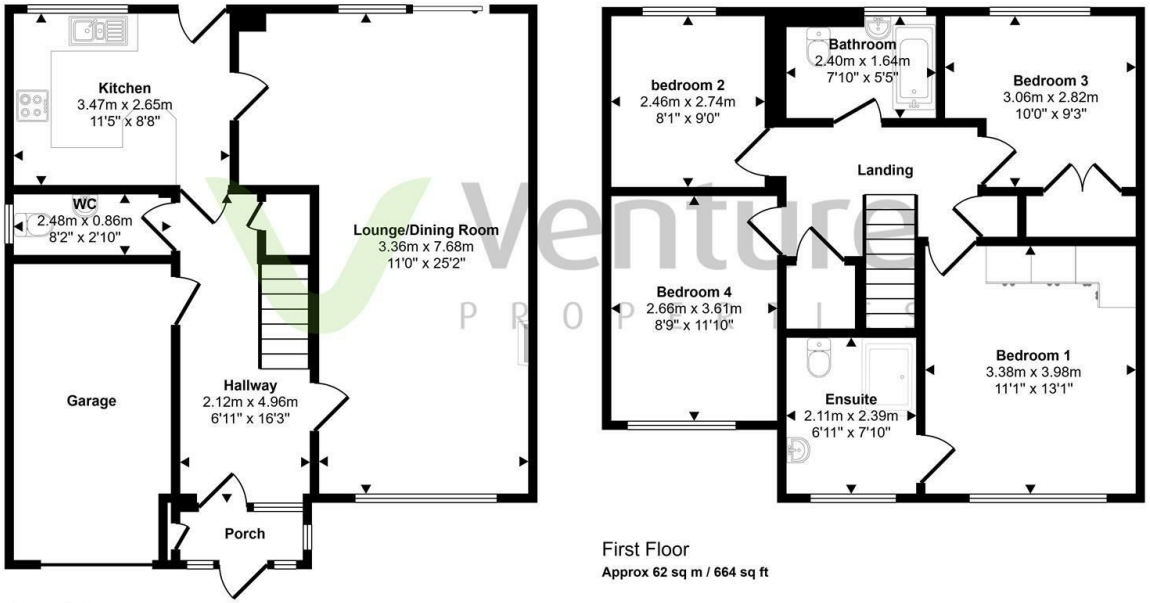
Property Details
Local Authority: Darlington
Council Tax Band: E
Annual Price: £2,899
Conservation Area No
Flood Risk Very low
Floor Area 1,259 ft 2 / 117 m 2
Plot size 0.10 acres
Mobile coverage
EE
Vodafone
Three
O2
Broadband

Basic
21 Mbps
Ultrafast
1800 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

Approx Gross Internal Area
129 sq m / 1390 sq ft



Ground Floor
Approx 68 sq m / 727 sq ft

First Floor
Approx 62 sq m / 664 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



Property Information

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