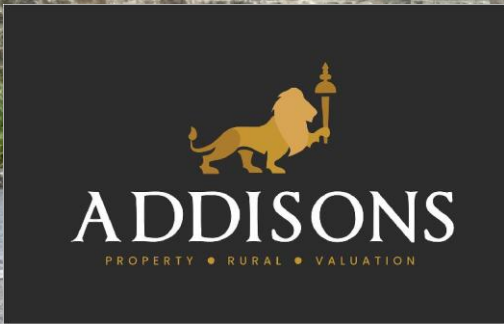




St. Marys Close

Barnard Castle



ABOUT THE PROPERTY

A truly unique one bedroom mezzanine apartment located within the converted Former Barnard Castle Second School. Set in an elevated position, this spacious home boasts outstanding architectural features and offers breathtaking views across the scenic Demesnes and down towards the River Tees.

Entered via a secure communal entrance with an intercom system, the apartment opens to a welcoming hallway with inset lighting and a side window filling the space with natural light. The utility room doubles as a convenient shower room, complete with walk-in shower, handwash basin, WC, and plumbing for a washing machine.

At the heart of this remarkable residence is a generous open plan living and dining area. Here, a stunning multi-paned feature window frames picturesque views of the surrounding countryside, while high ceilings add to the sense of space and airiness. A beautiful oak staircase with a glass balustrade leads to the mezzanine bedroom above. The kitchen, smartly integrated off the living space, is well equipped with a suite of fitted units, integrated appliances including fan oven, gas hob, fridge and freezer, and plumbing for a dishwasher.

Upstairs, the large mezzanine bedroom enjoys a peaceful outlook through the feature window and offers ample storage with built-in cupboards and wardrobes. A private shower room is fitted with a mains-fed walk-in shower, vanity unit, WC, storage cupboard, and a heated towel rail.

Externally, this property benefits from its own allocated parking space, access to a communal terrace—perfect for enjoying the evening sun—and use of a secure communal outbuilding for extra storage.



Barnard Castle is renowned for its rich history, picturesque market town charm, and vibrant arts scene. The iconic Bowes Museum is just a short stroll away, offering world-class exhibitions and beautiful parkland. Nature lovers will appreciate riverside walks along the Tees and the wealth of cycling and hiking routes in the surrounding countryside. Local independent shops, inviting cafés, and well-regarded restaurants are all within easy reach, with transport links providing access to nearby Darlington and the stunning landscapes of the Durham Dales.

This remarkable apartment presents a rare opportunity to own a slice of Barnard Castle's heritage while enjoying modern comforts and stunning views. Arrange your viewing today to experience the character and lifestyle offered by this exceptional property.

PRICE

£185,000

PROPERTY INFORMATION

Land Registry Title Number:DU198349

Tenure: Leasehold

Lease Start Date: 18 Jan 1995

Lease End Date: 19 Jan 2994

Lease Term: 999 years from 19 January 1995

Term Remaining: 968 years

Council Tax Band: B

Annual Cost: £2,039

Local Authority: Durham

Flood Risk Very low

Conservation Area: Barnard Castle

Predicted Broadband Speeds: Basic: 15 Mbps and Superfast: 80 Mbps

Parking: Allocated Parking Space

Satellite / Fibre TV Availability BT and Sky

Services: Mains Gas, Mains Electricity, Mains Water and Mains Drainage

Heating: Gas Fired Central Heating



SERVICE CHARGE

£125 per calendar month (including building insurance)
Peppercorn ground rent

SURVEY

We have not undertaken a survey of the property and therefore are unable to comment on its structural condition.

COVERNANTS AND EASEMENTS

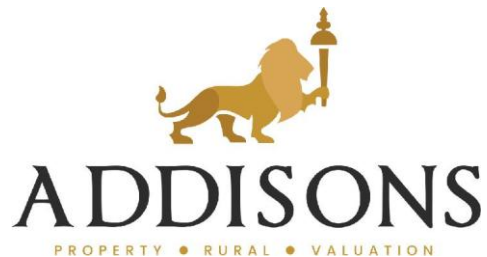
The property maybe subject to restrictive covenant(s) and/or easement(s) that will need to be verified by the seller's solicitor.

VIEWING

Strictly by appointment through the selling agents Addisons Chartered Surveyors T: 01833 638094 opt 1

BROCHURE

Details and photographs Taken June 2026



13 Galgate Barnard Castle, County Durham, DL12 8EQ
01833 638094

info@addisons-surveyors.co.uk

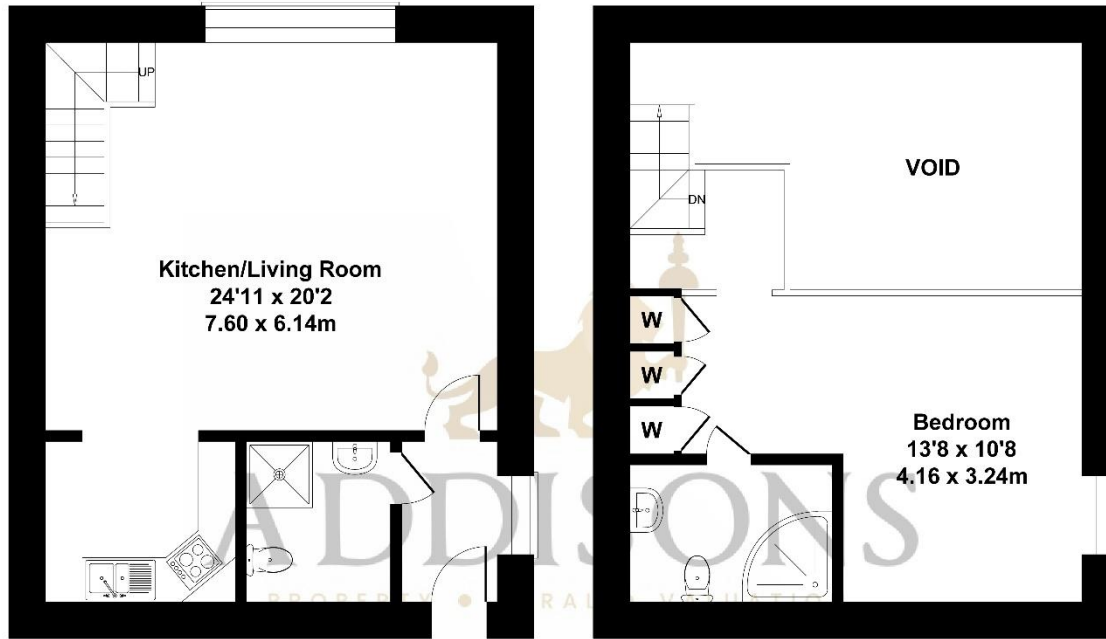
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Floor Plan

5 St Marys Close, Barnard Castle



GROUND FLOOR

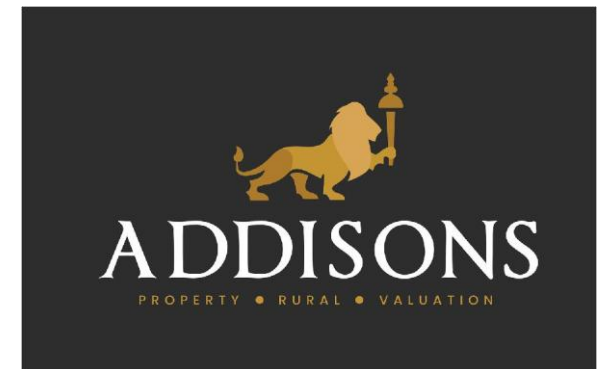
FIRST FLOOR

SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY

All measurements walls, doors, windows, fittings and appliances, their sizes and locations, are approximate only. They cannot be regarded as being a representation by the seller, nor their agent.

Produced by Potterplans Ltd. 2026

| Score | Energy rating | Current | Potential |
|-------|---------------|---------|-----------|
| 92+ | A | | |
| 81-91 | B | | |
| 69-80 | C | 71 C | 79 C |
| 55-68 | D | | |
| 39-54 | E | | |
| 21-38 | F | | |
| 1-20 | G | | |



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