



Littlebeck Drive

Darlington DL1 2TU

Offers Over £145,000





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Littlebeck Drive

Darlington DL1 2TU



- Two Bedroom Semi-Detached Property
- Immaculately Presented
- EPC Rating D

- Off Street parking and Garage
- Close to Open Green Spaces
- Generously Sized Rear Garden

- Conservatory
- Council Tax Band A
- Viewing Recommended

Welcome to Littlebeck Drive in Darlington, this delightful semi-detached house offers a perfect blend of comfort and convenience. With two well-proportioned bedrooms, this property is ideal for small families, couples, or individuals seeking a peaceful retreat.

Upon entering, you will find a welcoming reception room that provides a warm and inviting atmosphere, perfect for relaxation or entertaining guests. The layout is thoughtfully designed to maximise space and light, creating a homely feel throughout.

The property boasts a well-presented, modern bathroom, ensuring that your daily routines are both comfortable and enjoyable. The kitchen, while not specified, is likely to be functional and well-suited for preparing meals, making it a lovely space for culinary enthusiasts.

A few of the standout features of this home are the conservatory and the generous rear garden, which offer ample outdoor space for gardening, play, or simply enjoying the fresh air, both excellent areas for family gatherings or quiet evenings under the stars.

For those with vehicles, the property includes off-street parking for two vehicles, along with a garage, providing both convenience and security. This is a significant advantage in today's busy world, where parking can often be a challenge.

In summary, this two-bedroom semi-detached house on Littlebeck Drive is a well-presented property that combines comfort, practicality, and outdoor space. It is an excellent opportunity for anyone looking to settle in a friendly neighbourhood in Darlington. Do not miss the chance to make this lovely house your new home.

Entrance Hall

Door to front and three windows, front and sides. Open aspect porch area to lounge.

Lounge

14'1 x 13' (4.29m x 3.96m)

From the open access porch area, coving to ceiling, open staircase to the first floor and part panelled feature wall. Radiator and laminate flooring.

Kitchen / Diner

14'1 x 9'9 (4.29m x 2.97m)

Upvc double glazed window to rear, fitted wall, base and drawer units with contrasting worktops and splashbacks. Stainless steel sink with mixer tap, four ring gas hob and oven with extractor over. Space for a washing machine, tumble dryer, dishwasher and American style fridge freezer. Coving and spotlights to ceiling and laminate floor. Open access to dining area which comprises of space for a table and chairs, vertical radiator and double doors to conservatory.

Conservatory

12'9 x 7'9 (3.89m x 2.36m)

Fully Upvc double glazed with double doors to the rear garden and a tiled floor.

First Floor Landing

Bedroom One

13'11 x 10'10 (4.24m x 3.30m)

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

Bedroom Two

9'5 x 8'11 (2.87m x 2.72m)

Upvc double glazed window to rear, storage cupboard and radiator.

Shower Room

Upvc double glazed obscure window to rear, walk in shower cubicle, wash hand basin in vanity and back to wall, low level w/c. Heated towel rail and laminate flooring.

Externally

To the front there is a driveway providing off street parking and access to the garage. There is also a low maintenance garden area with slate chippings. To the rear the generous enclosed garden is mainly laid to lawn with raised patio area.

Tenure

Freehold

Property Details

Local Authority: Darlington

Council Tax Band: A
Annual Price: £1,663
Conservation Area No
Flood Risk Very low
Floor Area 656 ft 2 / 61 m 2
Plot size 0.05 acres
Mobile coverage

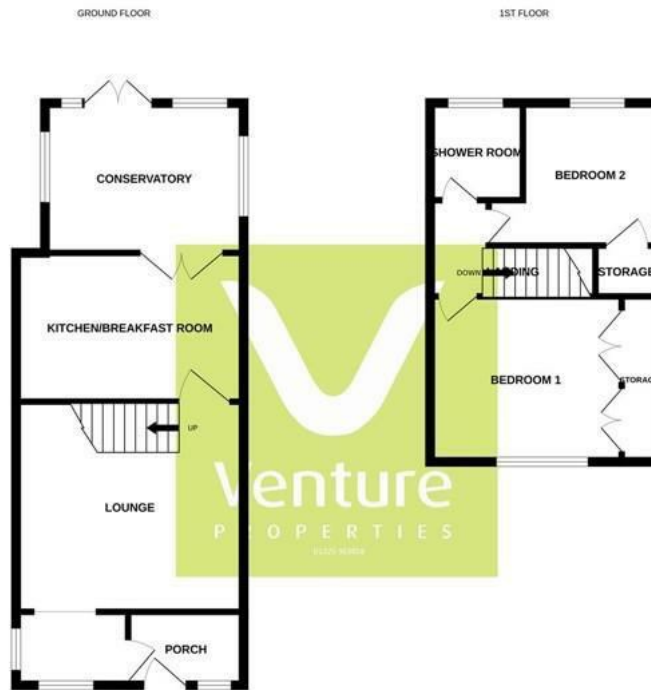
EE
Vodafone
Three
O2
Broadband

Basic
4 Mbps
Superfast
80 Mbps
Ultrafast
1800 Mbps
Satellite / Fibre TV Availability

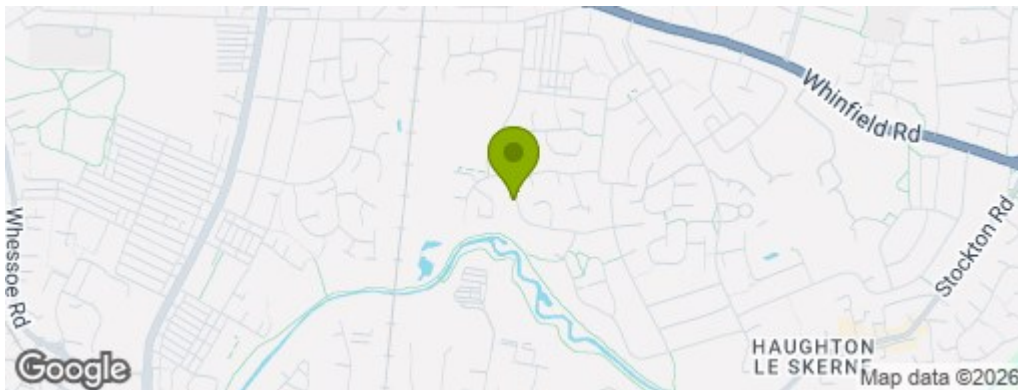
BT
Sky
Virgin

Note

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While every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of floors, walls, doors and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for general guidance only and should be used as such for the prospective purchaser. The services, systems and appliances shown hereon are not guaranteed and no guarantee as to their quality or efficiency can be given.
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Property Information

01325 363858

45 Duke Street, Darlington, County Durham, DL3 7SD
sales@venturepropertiesuk.com