




CHAPEL COTTAGE  
FORMER WESTERN CHAPEL  
SUNDAY SCHOOL

**Chapel Cottage**  
Newbiggin



**ADDISONS**  
PROPERTY • RURAL • VALUATION

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# ABOUT THE PROPERTY

Nestled in the heart of the picturesque village of Newbiggin, Chapel Cottage is a truly exceptional property; a meticulous conversion of a former Sunday School, blending dramatic period features with elegant modern comforts. Set in a tranquil corner of Teesdale, this fabulous three-bedroom home offers an inspiring lifestyle, surrounded by rolling countryside and within easy reach of market towns and natural landmarks.

From the moment you step through the impressive double-fronted solid wood entrance door, crowned with the property's name, it's clear Chapel Cottage is something special. The welcoming hallway, with decorative style flooring and a central feature light, gives an immediate sense of style and grandeur. A clever layout ensures a seamless flow between levels, with staircases guiding you to both generous sleeping quarters and outstanding living accommodation.

Upstairs, the open-plan living/dining/kitchen area is a true showpiece. Vaulted ceilings with exposed beams and original trusses create character and drama, with dual-aspect windows and multiple skylights flooding the space with natural light. Relax by the inglenook fireplace with multifuel stove, and admire far-reaching views across the valley; an ever-changing landscape visible from the comfort of your sofa.

The kitchen is a cook's delight, finished in soft grey Shaker cabinetry with silestone worktops, a stylish Belfast sink, and an impressive island with induction hob and integrated breakfast bar. All the essentials for modern living are at hand, thanks to high-quality integrated appliances, while a thoughtfully designed utility room and cloakroom keep household management effortless and discreet.

The dining area, framed by a feature exposed stone wall, is perfect for family gatherings or entertaining. Beyond French glazed doors, a charming snug awaits—ideal as a home office, reading retreat, or creative nook, complete with a quirky mezzanine platform for storage or display.

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Downstairs, the master bedroom is a haven of tranquillity, boasting wonderful rural views, generous proportions, and a luxurious en suite shower room. Two further double bedrooms provide ample accommodation for family and guests, with one featuring a clever recess ideal for children's sleepovers or cosy reading spots. The spacious family bathroom is beautifully appointed, offering a bath with shower attachments, a walk-in mains-fed shower, and stylish panelling.

Externally, the property has a small forecourt leading to a handy stone-built store for bins. Across the quiet lane, a parking area provides further convenience.

Chapel Cottage enjoys an enviable position in Newbiggin, with easy access to the amenities of nearby Middleton-in-Teesdale, historic Barnard Castle, and the spectacular North Pennines Area of Outstanding Natural Beauty. Outdoor enthusiasts will love exploring local walking trails, riverside paths, and famous beauty spots such as High Force waterfall and the scenic Teesdale Way.

Beautifully presented throughout and offered with no onward chain, this unique home must be viewed to fully appreciate its remarkable blend of heritage, contemporary comfort, and stunning surroundings. Arrange your viewing today to discover everything Chapel Cottage has to offer.

### PRICE

£425,000

### VIEWING

Strictly by appointment through the selling agents Addisons Chartered Surveyors T: 01833 638094 opt1

### COVENANTS AND EASEMENTS

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

### SURVEY

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

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## PROPERTY INFORMATION

Land Registry Title Number: DU280256

Tenure: Freehold

Council Tax Band: B

Annual Cost: £2,039

Local Authority: Durham

Flood Risk Very low

Conservation Area: Newbiggin

Predicted Broadband Speed: Basic: 4 Mbps

Satellite / Fibre TV Availability: BT and Sky

Services: Mains Electricity, Mains Water and Mains Drainage

## PLANNING HISTORY

Ref: DM/23/00981/FPA

Ref: DM/23/02535/DRC

Ref: DM/23/00981/FP

## BROCHURE

Details and photographs June 2026



# ADDISONS

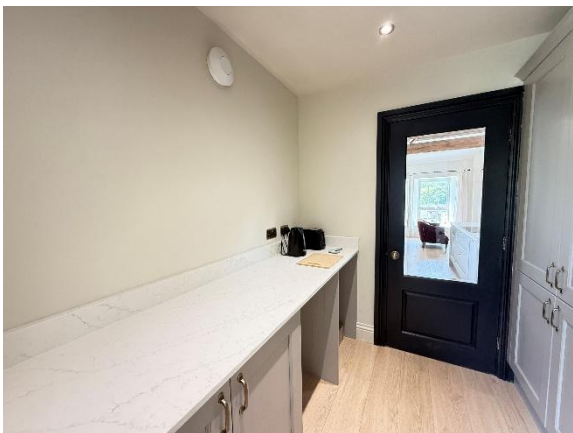
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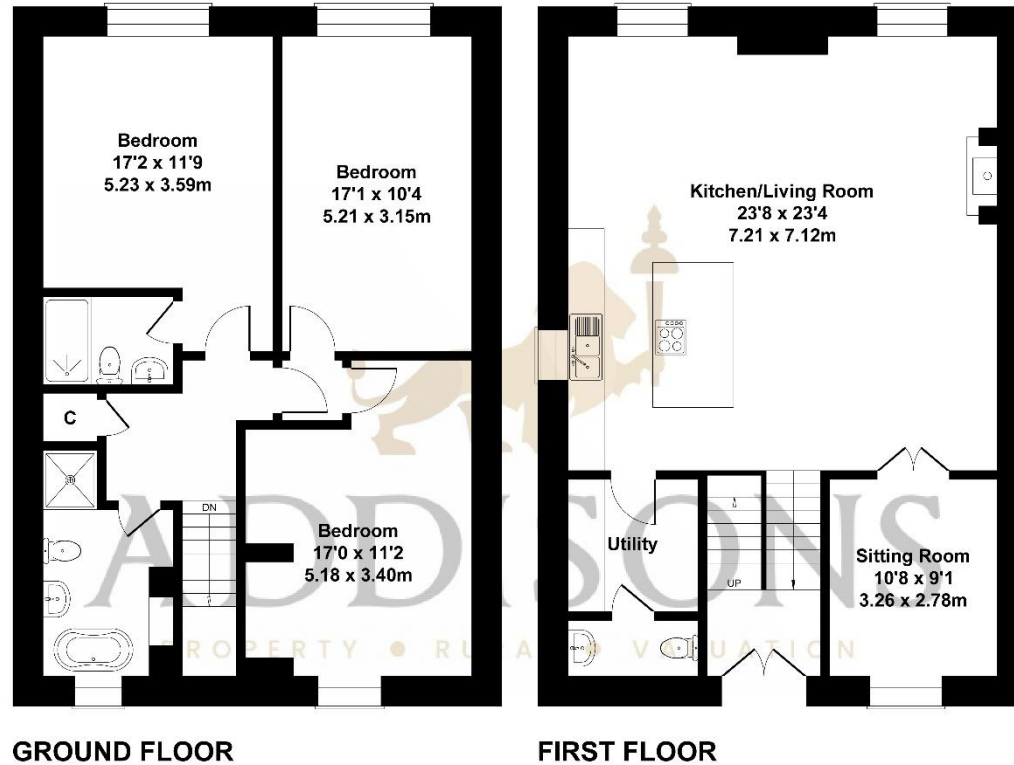






# Floor Plan

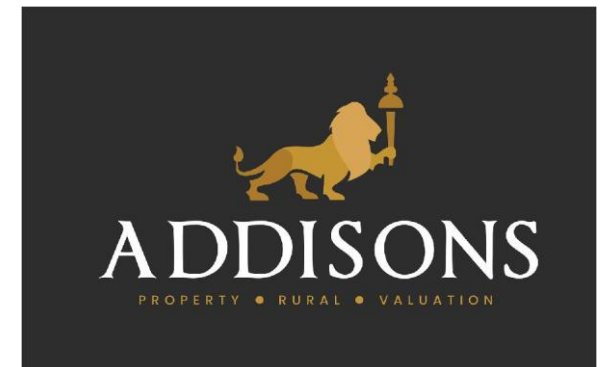
## Chapel Cottage, Newbiggin



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



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