

Scardale Way, Belmont, DH1 2TX
3 Bed - House - Semi-Detached
Offers In The Region Of £200,000

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Scardale Way
Belmont, DH1 2TX

Must Be Viewed ** Stunning First or Family Home ** Spacious Layout ** Gardens, Parking & Garage ** Very Popular Location **

Beautifully presented throughout and thoughtfully extended to create an impressive modern living space, this exceptional three-bedroom home offers stylish, versatile accommodation ideally suited to first-time buyers, couples and growing families alike.

The ground floor is designed with both everyday living and entertaining in mind. A generously proportioned lounge provides an inviting setting in which to relax and unwind, with ample space for comfortable furnishings and family gatherings.

At the heart of the home is the stunning extended kitchen and breakfast room. Contemporary, spacious and filled with natural light, this superb space provides an attractive setting for cooking, dining and entertaining. French doors open directly onto the landscaped rear garden, creating a wonderful connection between the indoor and outdoor spaces, while a convenient personal door provides direct access to the garage.

To the first floor are three well-proportioned bedrooms, offering flexibility for family living, guests or home working. These are complemented by a modern family bathroom featuring a separate shower cubicle, together with the added convenience of a separate WC.

Externally, the property continues to impress. To the front, a private driveway provides off-street parking and leads to the garage, while to the rear is a beautifully landscaped and fully enclosed garden – an attractive and private space perfect for relaxing, entertaining or enjoying the warmer months.

Immaculately maintained, extended and ready to move straight into, this is a home that combines contemporary style, generous living space and excellent practicality in the popular Belmont area.

Early viewing is highly recommended to fully appreciate the quality, space and presentation of this outstanding home.








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Agents Notes

Council Tax: Durham County Council, Band A - Approx. £2331 p.a
Tenure: Freehold
Estate Management Charge – No
Property Construction – Standard
Gas Supply - Mains
Electricity supply – Mains
Water Supply – Mains
Sewerage – Mains
Heating – Gas Central Heating
Estimated Mobile phone coverage – Please refer to the Ofcom Website - https://www.ofcom.org.uk
Estimated Broadband Download speeds – please refer to the Ofcom Website – https://www.ofcom.org.uk

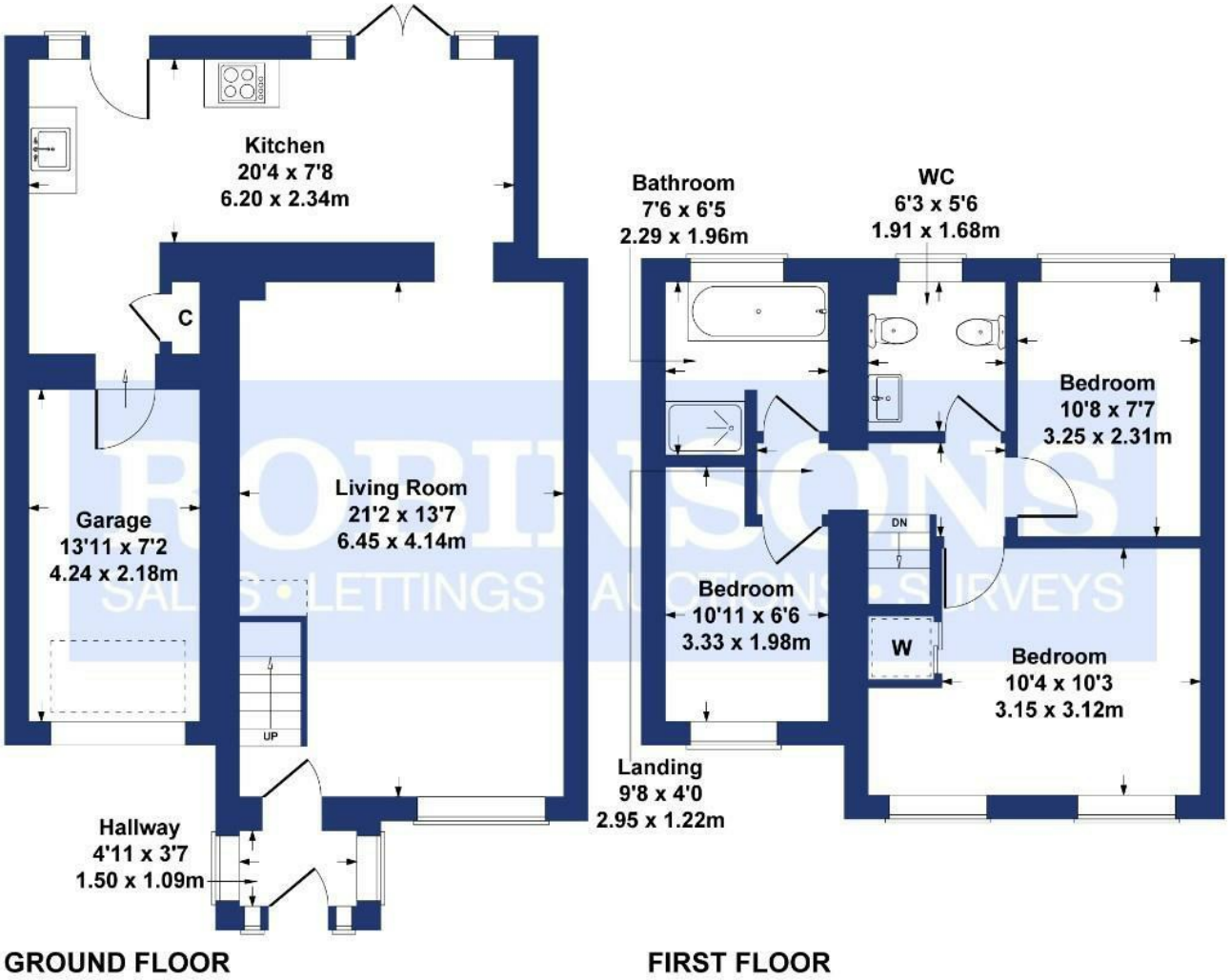
Building Safety – The Vendor is not aware of any Building Safety issues. However, we would recommend that the purchaser engages the services of a chartered surveyor to confirm.
Restrictions – If there are any covenants which may affect the property, they would be within the Land Registry Title Register which is available for inspection via the Land Registry or your legal representative.
Selective licencing area – No
Rights & Easements – None known
Flood risk – Refer to the Gov website - https://www.gov.uk/check-long-term-flood-risk
Coastal Erosion – Refer to the Gov website - https://www.gov.uk/check-coastal-erosion-management-in-your-area
Protected Trees – None known
Planning Permission – Nothing in the local area to affect this property that we are aware of. Check with seller.
Accessibility/Adaptations – Extended
Mining Area – Coal Mining Reporting Area, further searches may be required by your legal representative.

Disclaimer: Our details have been compiled in good faith using publicly available sources and information obtained from the vendor prior to marketing. Verification and clarification of this information, along with any further details concerning Material Information parts A, B & C, should be sought from a legal representative or appropriate authorities before making any financial commitments. Robinsons cannot accept liability for any information provided subsequent amendments or unintentional errors or omissions.

HMRC Compliance requires all estate agents to carry out identity checks on their customers, including buyers once their offer has been accepted. These checks must be completed for each purchaser who will become a legal owner of the property. An administration fee of £60 (inc. VAT) per individual purchaser applies for carrying out these checks.

Scardale Way

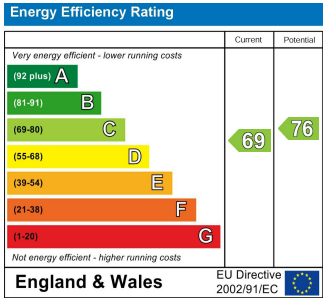
Approximate Gross Internal Area
1124 sq ft - 104 sq m



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



For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings, if there are important matters which are likely to affect your decision to buy, please contact us before viewing the property. Robinsons can recommend financial services, surveying and conveyancing services to sellers and buyers. Robinsons staff may benefit from referral incentives relating to these services.



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