Craig Street

Darlington DL3 6HJ

Offers In The Region Of £113,000

Venture
PROPERTIES

This footer paragraph is an example only and should not be relied upon as complying with current legislation. These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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x 2 x 1 x 2

- Two Bedroom Mid Terrace
- Ideal First Time Buy
- Council Tax Band A
- Double Extension
- Courtyard to Rear
- EPC Rating D
- No Onward Chain
- Close to Amenities
- Travel & Transport Links Nearby

This delightfully spacious two-bedroom terraced property presents an excellent opportunity for both first-time buyers and investors alike. The property boasts two spacious reception rooms, providing ample space for relaxation and entertaining guests along with a well appointed kitchen. To the rear, is a quaint courtyard, perfect for enjoying a morning coffee or hosting summer barbecues.

With two comfortable bedrooms, this home is ideal for small families or those seeking a cosy retreat. The bathroom is conveniently located upstairs and easily accessible. One of the standout features of this property is that it comes with no onward chain, allowing for a smooth and hassle-free purchase process along with a new boiler, which has been newly installed.

Situated in a prime location, the house is just a stone's throw away from local shops and schools, making it an excellent choice for those who value convenience and community. Whether you are looking to settle down or invest in a promising property, this terraced house on Craig Street is a wonderful option that should not be missed.

Entrance Vestibule
Door to front.

Lounge
13'2 x 13'2 (4.01m x 4.01m)
Upvc double glazed bay window to front, coving to ceiling, feature fire and radiator.

Dining Room
13'2 x 7'8 (4.01m x 2.34m)
Composite door to rear courtyard, coving to ceiling and space for a dining table and chairs. Under stairs storage, access to kitchen and radiator.

Kitchen
11'10 x 7' (3.61m x 2.13m)
Upvc double glazed window to side, fitted with a range of wall, base and drawer units and contrasting work surfaces. Stainless steel sink unit, space for a cooker, washing machine, dishwasher and fridge/freezer. Part tiled walls, coving to ceiling and radiator. (The washing machine and dishwasher can be included with the sale of the property)

First Floor Landing

Bedroom One
13'3 x 13' (4.04m x 3.96m)
Upvc double glazed window to front, coving to ceiling, original cast iron fireplace with tiled surround, fitted wardrobes, storage cupboard and radiator.

Bedroom Two
8'11 x 7' (2.72m x 2.13m)
Upvc double glazed window to rear and radiator.

Bathroom
Upvc double glazed obscure window to side, coving to ceiling, fitted panelled bath, separate walk in shower cubicle, low level wc, wash hand basin and heated towel. Radiator and part tiled walls.

Externally
To the front is a gravelled forecourt.
There is a courtyard to the rear with raised flower beds, space for a bistro style outdoor seating set and gated access to the rear lane.

Tenure
This property is freehold

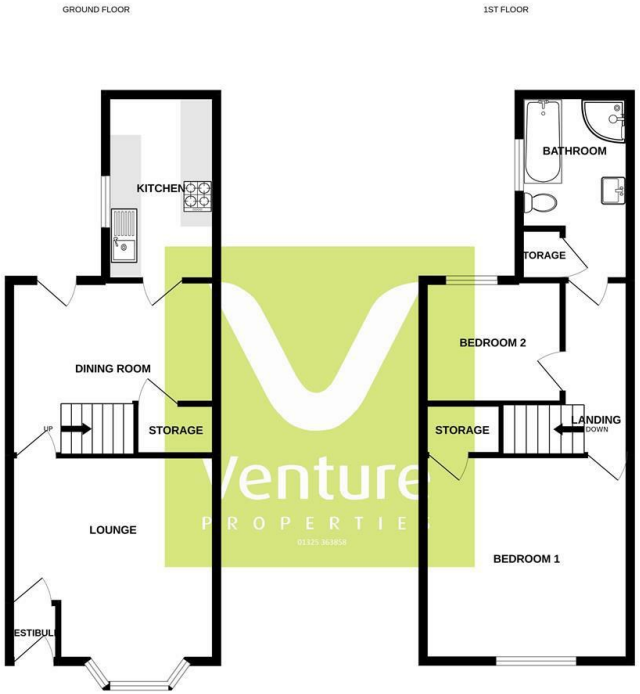
Property Details
Local Authority: Darlington
Council Tax Band: A
Annual Price: £1,663
Conservation Area No
Flood Risk Very low
Floor Area 839 ft 2 / 78 m 2
Plot size 0.02 acres
Mobile coverage

EE
Vodafone
Three
O2
Broadband

Basic
13 Mbps
Superfast
80 Mbps
Ultrafast
10000 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



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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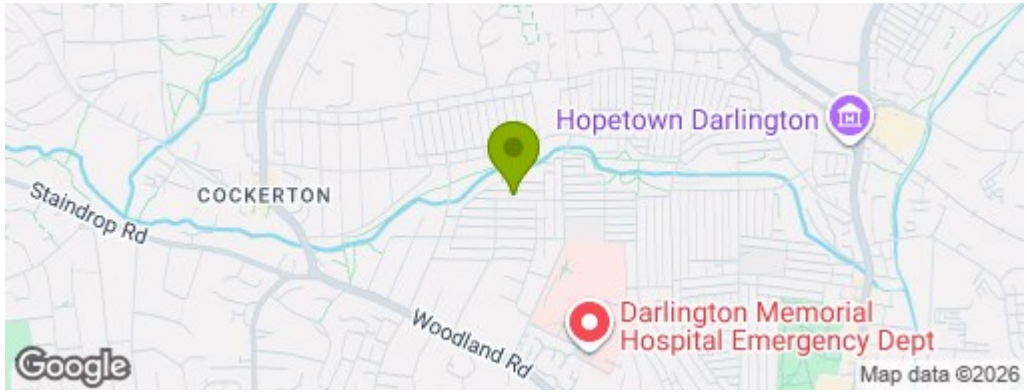

Property Information

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