





Hall Lea, Sedgefield, TS21 2AN
2 Bed - Bungalow - Detached
£299,950

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Positioned pleasantly within the highly desirable village of Sedgefield, we are thrilled to offer to the market with no onward chain; this deceptively spacious detached bungalow with two double bedrooms on Hall Lea. This impressive residence boasts a neutral décor throughout, benefits from a beautiful 2023 re-fitted kitchen & represents an ideal purchase for a variety of buyers. Having easy access to all of the local amenities Sedgefield has to offer & within excellent commuting distance to major road links leading to Durham City, Darlington & Teesside, the property also benefits from gas central heating via a combi boiler & double glazing throughout. In brief, this well-proportioned home comprises: Welcoming entrance hallway with feature vaulted ceiling, two double bedrooms, fitted shower room also boasting an impressive vaulted ceiling, spacious lounge with window to rear elevation, separate dining room & the stunning re-fitted kitchen with a range of fitted wall & base units. Externally, the property enjoys a lovely sized, enclosed rear garden, largely laid to lawn with a patio area. To the front is a further lawned garden, spacious driveway providing ample off-street parking & access to a detached single garage (measuring approximately 18ft x 10ft). Properties of this style & location rarely become available, therefore we thoroughly encourage full internal inspection to fully appreciate the space, layout, presentation & overall standard of this beautiful home for sale.

FREEHOLD
EPC Rating: TBC
Council Tax Band: C

ENTRANCE HALLWAY

LOUNGE
18'1 x 11'9 (5.51m x 3.58m)

DINING ROOM
9'11 x 9'8 (3.02m x 2.95m)

2023 RE-FITTED KITCHEN
9'10 x 9'0 (3.00m x 2.74m)

MASTER BEDROOM
11'10 x 10'9 (3.61m x 3.28m)

BEDROOM TWO
10'11 x 9'10 (3.33m x 3.00m)

BATHROOM
8'9 x 6'9 (2.67m x 2.06m)

EXTERNALLY

DETACHED SINGLE GARAGE
18'2 x 10'0 (5.54m x 3.05m)

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.

COMPLIANCE
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.






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Property Auctions

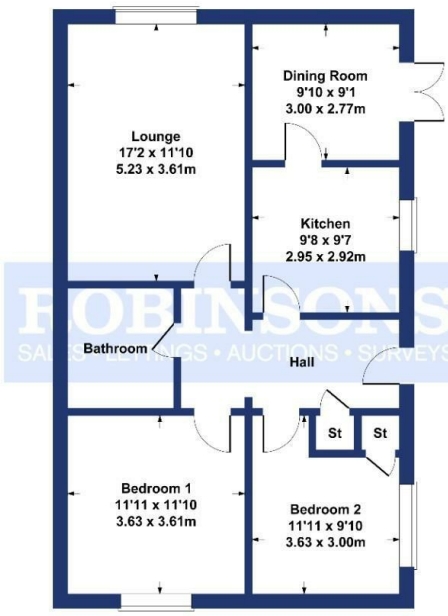
Lettings and Management

Strategic Marketing Plan

Dedicated Property Manager

Hall Lea, Sedgefield, TS21 2AN

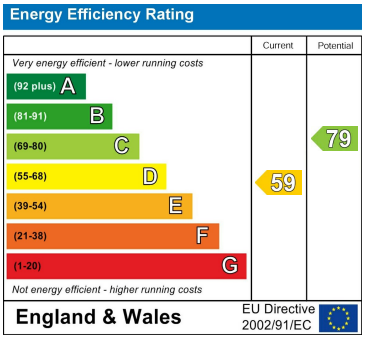
Approximate Gross Internal Area
840 sq ft - 78 sq m



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



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Robinsons can recommend financial services, surveying and conveyancing services to sellers and buyers. Robinsons staff may benefit from referral incentives relating to these services.

RICS

ARLA Association of Residential Letting Agents

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