



Dickens Way

Crook DL15 9FQ

Offers Over £125,000





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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Dickens Way

Crook DL15 9FQ



- Three Bedroom Semi Detached Home
- EPC GRADE C
- First Floor Bathroom

- CHAIN FREE
- Kitchen/Diner with Patio Doors
- Driveway To Side

- Good Sized Rear Garden
- Ground Floor Cloaks WC
- Ideal Family Home

Discover this delightful, chain-free three-bedroom semi-detached home, perfectly positioned in the sought-after residential area of Crook. Immaculately presented throughout, this inviting property is ideal for families and first-time buyers seeking comfort, space, and convenience.

Step inside to a welcoming lounge, designed for relaxation and family gatherings. The modern kitchen/breakfast room offers ample space for dining and daily living, complemented by a convenient ground floor cloaks/WC. Upstairs, three well-proportioned bedrooms provide restful retreats, all serviced by a stylish contemporary family bathroom.

Externally, the property boasts a gravelled driveway to the side, ensuring off-road parking for residents and visitors alike. To the rear, a generous private garden awaits, featuring a large lawned area perfect for children's play or summer barbecues, alongside a paved patio for al fresco entertaining.

Nestled in Crook, this home benefits from a friendly community atmosphere and excellent local amenities. Reputable primary and secondary schools are within easy reach, as well as supermarkets, boutique shops, and cosy cafés in the bustling town centre. Nature lovers will appreciate the proximity to local parks and scenic walking trails, while excellent transport links provide straightforward access to neighbouring towns and Durham City.

Opportunities to secure a well-presented, chain-free property in such a desirable location are rare. Arrange a viewing today to fully appreciate all this lovely Crook home has to offer.

GROUND FLOOR

Lounge

15'5" x 10'4" (4.714 x 3.154)

Central heating radiator and upvc double glazed window to front.

Cloaks WC

With wash hand basin, wc, and central heating radiator.

Inner Lobby

Connecting kitchen and Lounge.

Kitchen/Diner

13'7" x 10'6" (4.148 x 3.209)

With a range of wall and base units, contrasting laminate work surfaces over, stainless steel sink unit with mixer tap, integrated electric oven, gas hob and extractor hood over, plumbing and space for washing machine, tiled splashbacks, upvc double glazed window and UPVC double glazed sliding patio doors, wall mounted gas boiler

FIRST FLOOR

Landing

With loft hatch.

Bedroom One

13'8" x 8'0" (4.170 x 2.461)

With two upvc double glazed windows and central heating radiator.

Bedroom Two

11'0" x 6'5" (3.376 x 1.961)

Central heating radiator and upvc double glazed window to rear.

Bedroom Three

7'4" x 6'11" (2.240 x 2.110)

Having central heating radiator and upvc double glazed window to rear.

Bathroom

Fitted with a panelled bath, wc, wash hand basin and chrome heated towel rail.

Externally

Externally to the front is an open plan garden area, to the rear is a enclosed garden laid to lawn with patio area, To the side is a gravelled driveway.

Energy Performance Certificate

To view the full Energy Performance Certificate for this property please use the following link:

<https://find-energy-certificate.service.gov.uk/energy-certificate/0360-2295-7520-2096-7985?print=true>

EPC Grade C

Additional General Information

Other General Information

Tenure: Freehold

Gas and Electricity: Mains

Sewerage and water: Mains

Broadband:

Ultrafast Highest Available Download Speed 1800 Mbps Highest Available Upload Speed 220 Mbps

Mobile Signal/coverage: Good with EE, O2, Three and Vodafone although we would recommend you contact your supplier.

Council Tax: B £1946.52 in 2026

Energy Performance Certificate Grade

Mining Area: This property is located in an area of historical mining works, a mining search is recommended. This can be done via a solicitor as part of Conveyancing.

Flood Risk: Very low from Surface Water. Very Low from Rivers and Sea.

Disclaimer

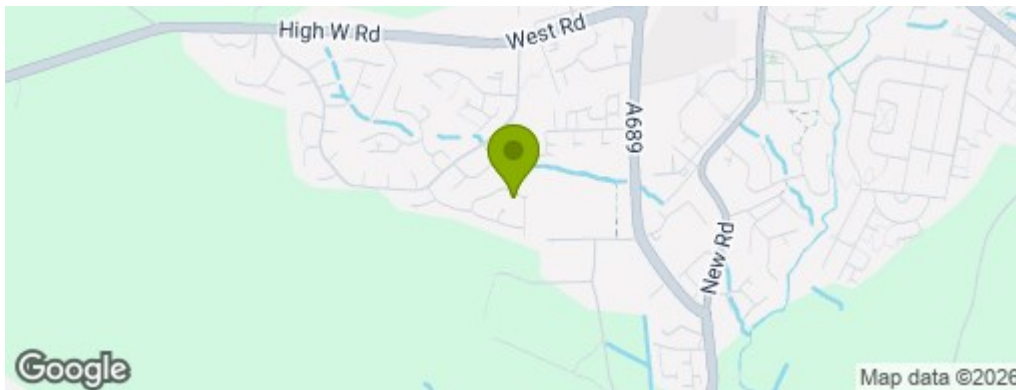
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HMRC Compliance requires all estate agents to carry out identity checks on their customers, including buyers once their offer has been accepted. These checks must be completed for each purchaser who will become a legal owner of the property. An administration fee of £30 (inc. VAT) per individual purchaser applies for carrying out these checks.

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While 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 for any prospective purchase. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with floorplan 12328



Property Information

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