

Cheltenham Court, Middleton St. George, DL2 1JU
Offers in the region of £100,000



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Council Tax Band: B

A beautifully appointed and improved two double-bedroom ground floor apartment, perfectly positioned within this popular residential development in the picturesque and highly sought-after village of Middleton St George.

Occupying a choice position with a pleasant south-facing aspect to the front, this impressive apartment has been upgraded to a high standard throughout, including a stylish refitted Wren kitchen and contemporary shower room. The property benefits from UPVC double glazing, electric storage heating, a security intercom entry system, alarm system, well-maintained communal gardens, and residents' parking.

Offering spacious and well-presented accommodation, the apartment would suit a wide variety of buyers including first-time purchasers, professionals, downsizers, or investors seeking a quality home in a desirable village setting.

The accommodation briefly comprises: a welcoming entrance hallway with a useful cloaks cupboard and additional storage housing the hot water cylinder. A generous lounge/dining room with two windows and a door allowing excellent natural light and access to the front lawned area, while the beautifully refitted Wren kitchen is fitted with a range of quality units and integrated appliances. Two well-proportioned double bedrooms, both featuring ample built-in storage and wardrobe space, with the principal bedroom being particularly spacious, complimented by a superb contemporary shower room finished to

an excellent standard.

Middleton St George is a charming and well connected village situated between Darlington and Yarm, offering a blend of countryside surroundings and everyday convenience. The village is highly regarded for its friendly community atmosphere, local shops, pubs, cafés, and well-regarded primary school, whilst also benefiting from excellent transport links via the nearby A1(M), A66, Darlington train station and Teesside International Airport.

Please note:

Council tax Band - B

Tenure - Leasehold

Total sq ft and room dimensions to be considered a guide only

The two electric storage heaters have been removed from the reception room

Following acceptance of an offer, the prospective buyer(s) will be required to pay £30 (inc. VAT) per client, to cover the cost of anti-money laundering checks conducted by Estates, in compliance with HMRC regulations.

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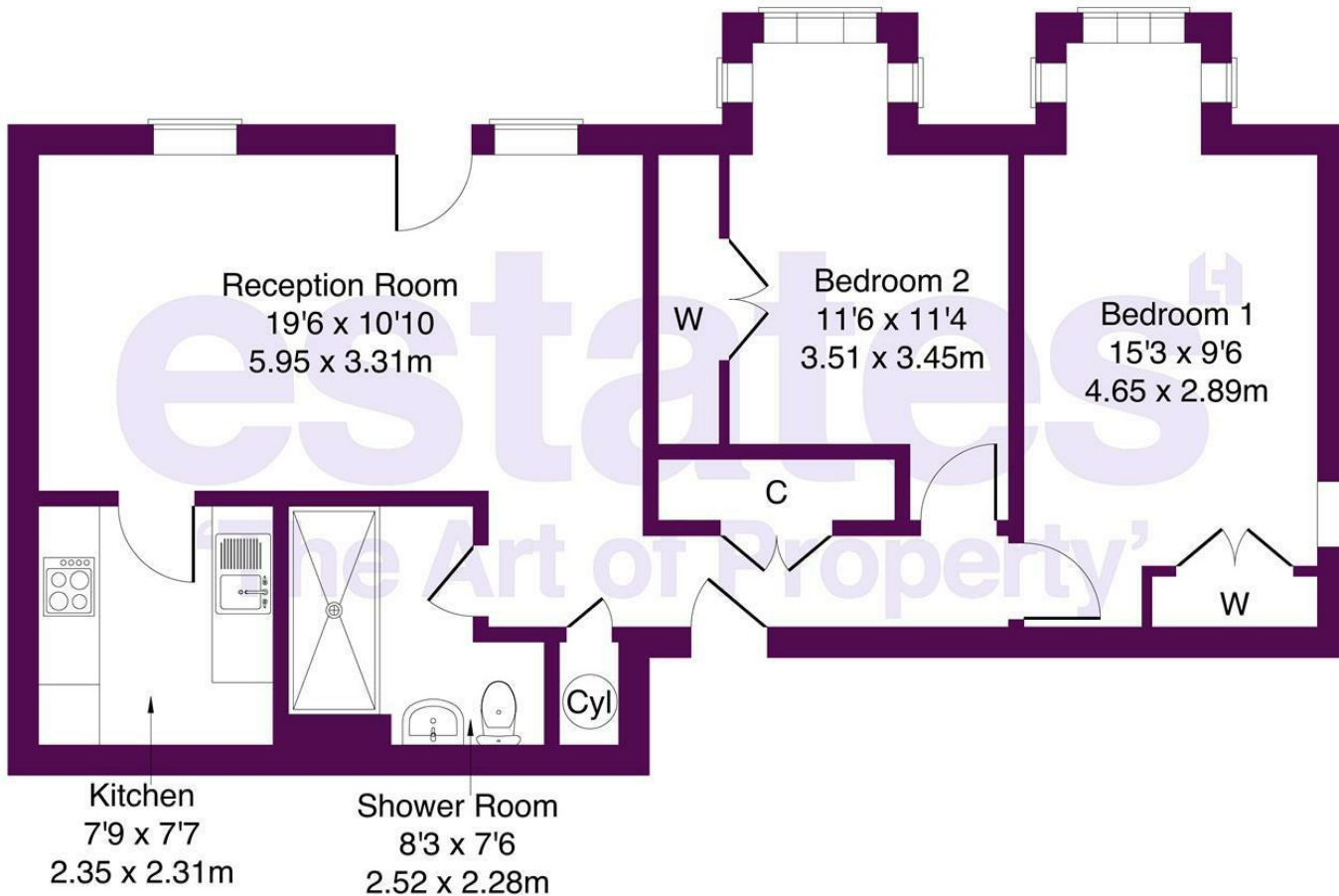
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Approximate Gross Internal Area: (732 sq ft - 68 sq m.)



Not to Scale. Produced by The Plan Portal 2026
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	