



North Terrace

Newton Aycliffe DL5 6LG

No Onward Chain £240,000





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 firm's employment has the authority to make or give any representation or warranty in respect of the property.



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 firm's employment has the authority to make or give any representation or warranty in respect of the property.



North Terrace

Newton Aycliffe DL5 6LG



- Four Bedroom Property
- Open Brick Fireplace

- Popular Aycliffe Village Location
- Council Tax Band C

- Allocated Parking
- Epc Rating C

A village house on the edge of Aycliffe Village Green. The house, which is laid out on 2 storeys, combines elements of both traditional build and contemporary living. The accommodation comprises on the ground floor: entrance hall, lounge, open plan dining kitchen and a cloakroom, while on the first floor there are 4 bedrooms, (the main bedroom with en suite) and a family bathroom. The house was originally designed to be a 5 bedroom house on 3 storeys and the roof space is ready for conversion should it be required. Externally there is a courtyard with decking and car parking.

Aycliffe Village is a village just a short distance from Darlington and the A1 motorway. Village amenities include a local primary school, a post office and general store, a church and a choice of public houses.

Viewing is recommended.

Entrance Hall

Door to front, staircase to first floor landing and radiator.

Lounge

18'2 x 14'9 (5.54m x 4.50m)

Two Upvc double glazed windows to front, brick fireplace and radiator.

Kitchen/Dining Area

18'2 x 12'6 x 14'2 x 7'9 (5.54m x 3.81m x 4.32m x 2.36m)

Upvc double glazed window to rear, fitted with wall, base and drawer units, stainless steel sink with mixer tap, four ring hob, double oven with extractor over. There are integrated appliances, including fridge freezer, dishwasher and washing machine. Storage cupboard, Breakfast bar, radiator and French doors to rear. Open plan to Dining Area.

Downstairs Cloaks

With w.c, wash hand basin and radiator.

First Floor Landing

Upvc double glazed window to front, access to loft and radiator.

Bedroom One

11'11 x 11'1 (3.63m x 3.38m)

Two Upvc double glazed windows to front, two storage cupboards and two radiators.

En-Suite

Upvc double glazed window to rear, P shaped bath with shower over and screen, w.c, wash hand basin and towel rail.

Bedroom Two

15'1 x 8'7 (4.60m x 2.62m)

Upvc double glazed window to rear, built in wardrobes and radiator.

Bedroom Three

12'6 x 9'7 (3.81m x 2.92m)

Upvc double glazed window to front and radiator.

Bedroom Four

9'0 x 8'7 (2.74m x 2.62m)

Upvc double glazed window to front and radiator.

Bathroom

Upvc double glazed window to rear, bath with mixer and spray, shower cubicle, w.c, wash hand basin and towel rail.

Externally

To the rear there is a decking area with gated access to a communal forecourt and two allocated parking bays.

Tenure

Freehold

Property Details

Local Authority: Durham

Council Tax Band: C

Annual Price: £2,268

Conservation Area: Aycliffe Village

Flood Risk: Very low

Floor Area: 1,517 ft² / 141 m²

Plot size: 0,04 acres (2 Plots)

Mobile coverage

EE

Vodafone

Three

O2

Broadband

Basic

7 Mbps

Superfast

80 Mbps

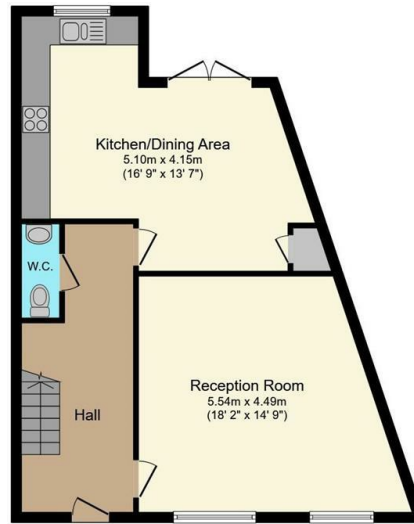
Satellite / Fibre TV Availability

BT

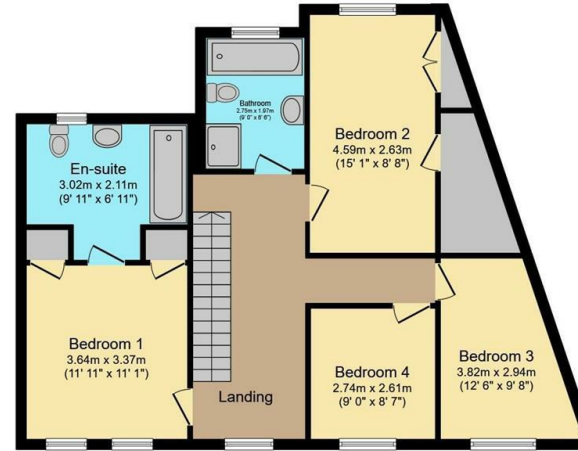
Sky

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



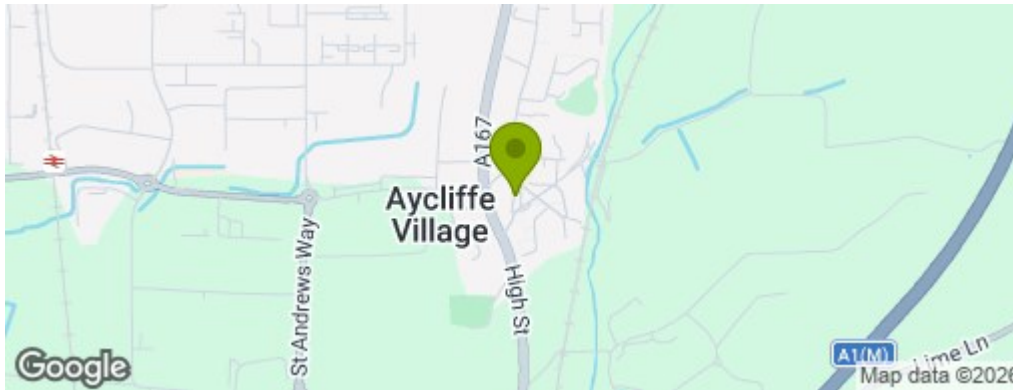
Ground Floor



First Floor

Total floor area 143.2 sq.m. (1,542 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Plan produced for Purple Bricks. Powered by www.focalagent.com



Property Information

01325 363858

45 Duke Street, Darlington, County Durham, DL3 7SD
sales@venturepropertiesuk.com