

# HUNTERS<sup>®</sup>

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## Ramsey Crescent

Bishop Auckland, DL14 6TL

Offers In Excess Of £70,000



Two bedroomed, semi-detached property located on Ramsey Crescent in Bishop Auckland. The property is offered with no onward chain and is only a short distance to a variety of amenities, such as popular high street retail stores, cafés and supermarkets. Only approx. 1 mile away from Bishop Auckland's town centre, which provides further access to facilities such as banks, restaurants, healthcare services as well as both primary and secondary schools. There is also an extensive public transport system which not only allows for access to the neighbouring towns and villages but to further afield places such as Darlington, Durham, Newcastle and York. For commuters it is also within easy reach of the A68 which leads to the A1 (M) both North and South.

In brief the property comprises; an entrance hall leading through into the living room and kitchen/ diner to the ground floor. The first floor contains the master bedroom, second double bedroom and family bathroom. Externally the property has a lawned garden to the front, whilst to the rear there is a low maintenance courtyard to the rear along with parking available.



### Living Room 12'9" x 11'8" (3.91m x 3.57m)

Spacious living room located to the front of the property, with ample space for furniture, gas fire with feature surround and window to the front elevation.

### Kitchen/Diner 16'8" x 9'8" (5.1m x 2.95m)

The kitchen is fitted with a range of wall, base and drawer units, complementing work surfaces, upstands and sink/drain unit. Space is available for free standing appliances along with a dining table and chairs. French doors to the rear lead out into the garden.

### Master Bedroom 11'1" x 11'5" (3.39m x 3.5m)

The master bedroom is a spacious double bedroom, with space for a king sized bed, fitted wardrobes and window to the front elevation.

### Bedroom Two 11'5" x 9'10" (3.48m x 3.0m)

The second bedroom is another double bedroom, with fitted storage cupboard and window to the rear elevation.

### Bathroom 6'4" x 5'6" (1.95m x 1.7m)

The bathroom is fitted with a panelled bath with overhead shower, WC and wash hand basin.

### External

Externally the property has a lawned garden to the front, whilst to the rear there is a low maintenance courtyard to the rear along with parking available.

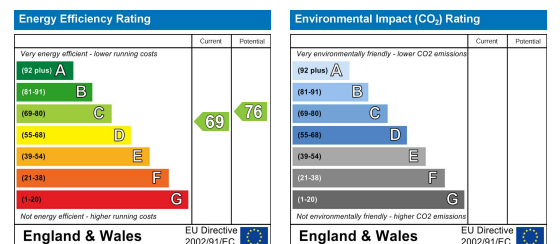
### Area Map



### Floor Plans



### Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.