

# DEAN & CO

ESTATE AGENTS

SALES - LETTING - AUCTIONS



## 10A High Street

, West Cornforth, Durham, DL17 9HR

£450 Per Month



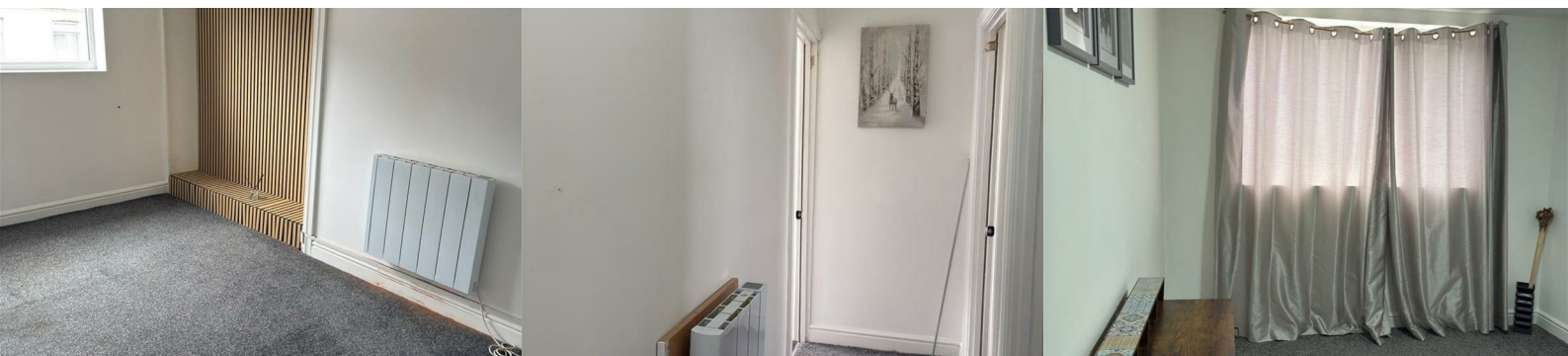
West Cornforth, Durham, this charming upstairs flat on High Street offers a delightful living experience. With two well-proportioned bedrooms, this property is perfect for individuals or small families seeking a comfortable and convenient home.

The flat features a welcoming reception room, providing a warm space for relaxation or entertaining guests. The layout is designed to maximise space and light, creating an inviting atmosphere throughout. The bathroom is functional and well-appointed, catering to your everyday needs.

Located in a vibrant community, residents will enjoy easy access to local amenities, including shops, cafes, and parks, all within a short stroll. The area is well-connected, making it simple to commute to nearby towns and cities.

At a competitive rental price of £450 per calendar month, this flat presents an excellent opportunity for those looking to settle in a friendly neighbourhood.

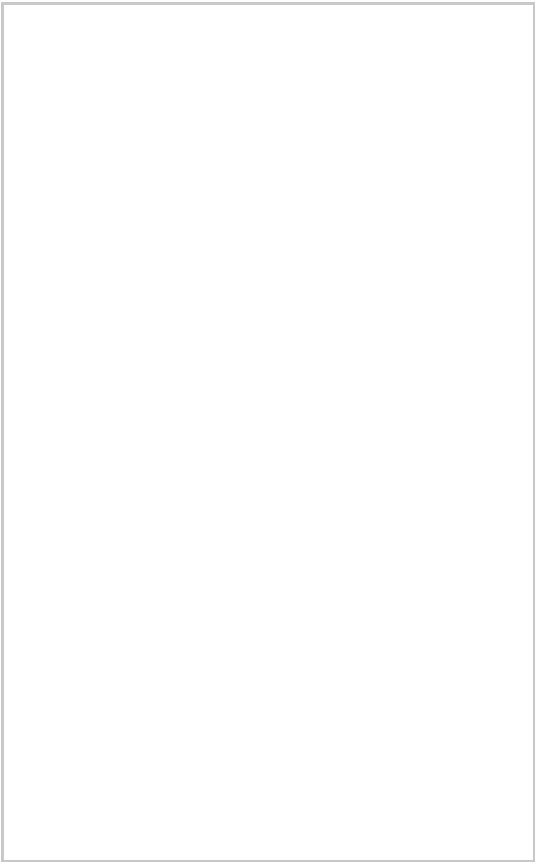
Contact us today on 0191 823 8540 or email us [info@dean-co.uk](mailto:info@dean-co.uk)



## Area Map



## Floor Plans



## Energy Efficiency Graph

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC 	

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.