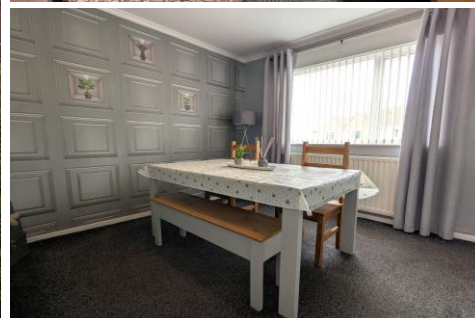


COPELAND RESIDENTIAL

SALES & LETTINGS



Esh Hillside, Langley Park, Durham, Dh7

Asking Price

£120,000

BRAND NEW BATHROOM
MODERN KITCHEN WITH APPLIANCES
LARGE REAR GARDEN
OFF STREET PARKING
NEWLY DECORATED THROUGHOUT
COUNCIL TAX BAND A



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COPELAND RESIDENTIAL 5 Ashfield Terrace, Chester le Street, Durham DH3 3PD.

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Set on a pleasant Esh hillside within Langley Park. This refreshed three-bedroom semi-detached home that feels ready to enjoy from day one. With an asking price of £120,000, it offers that rare combination of comfort, style and practicality, making it an ideal choice whether you're stepping onto the ladder or a budding investor looking for a solid property to add to your portfolio.

Inside, the house has been lovingly cared throughout, giving every room a bright, clean finish that's easy to make your own. Two reception rooms provide the flexibility modern life needs: a cosy lounge for evenings in, and a second space that works perfectly as a dining room or play room depending on your family needs.

additionally the property comprises of a fitted kitchen three spacious bedrooms and a family bathroom. Externally there is a lawned rear yard along with off road parking to the front of the property.

Outside, the large rear garden is a standout feature, offering space to unwind, entertain, and enjoy a bit of nature at home. Whether you're imagining summer seating, a safe place for children to play, or room for planting and pottering, it's the kind of garden that adds genuine lifestyle value. Off-street parking completes the picture, making day-to-day coming and going that much easier.

Practicality is also on your side with Council Tax Band A, helping to keep running costs manageable while you settle in and plan for the future.

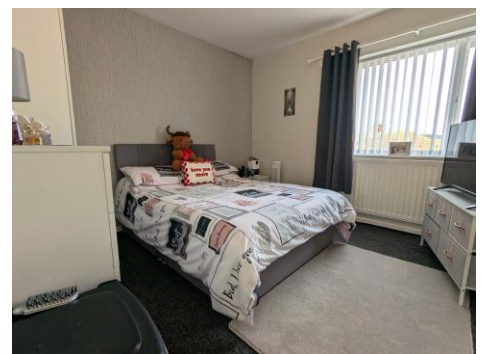
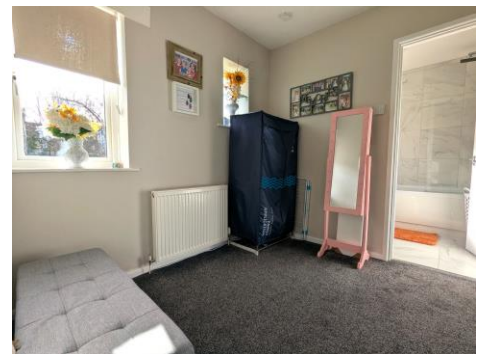
The location is well placed for everyday convenience, with supermarkets within easy reach, along with local schools, leisure facilities and healthcare services. For commuters and weekend travel, rail links are accessible from the wider area, keeping Durham and beyond within comfortable reach.

If you're looking for a home that feels cared for, looks smart, and offers space to grow into, this is a property that makes sense emotionally and financially. With a modern kitchen and bathroom, a generous garden and a fresh finish throughout, it's ready to welcome you in and let you focus on living, not renovating.

DIMENSIONS

Lounge - 15'1 x 10'6 - Comprising of uPVC French doors to the rear, electric fireplace, fitted carpet, wall mounted radiator

Dining Room - 10'8 x 10'8 - Comprising of uPVC double glazed window to the rear, wall mounted radiator, fitted carpets, light fitting.



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Kitchen - 14'1 x 8'0 - Consisting of uPVC double glazed window, rear door, lino flooring, wall and base units with contrasting work tops, tiled splash backs, plumbing for washing machine, chrome mixer taps, integrated oven and hob with extractor.

Bedroom 1 - 10'8 x 10'8 Comprising of uPVC double glazed window, wall mounted radiator, light fitting, fitted carpets

Bedroom 2 - 10'8 x 9'10 uPVC double glazed window, wall mounted radiator, fitted carpets, light pendant.

Bedroom 3 - 8'7 x 7'9 uPVC double glazed window, wall mounted radiator, fitted carpets, light fitting.



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