



## 11 Fleming Field

Shotton Colliery, Durham, DH6 2JF

**Offers In The Region Of £97,000**



Nestled in the sought after Fleming Field, Shotton Colliery, this modern and well-maintained three-bedroom house presents an excellent opportunity for first-time buyers. The property boasts three spacious reception rooms, providing ample space for relaxation and entertaining guests.

The heart of the home is undoubtedly the updated kitchen, which features contemporary fittings and finishes, making it a delightful space for culinary enthusiasts. The bathroom is equally impressive, showcasing a stylish four-piece white suite that adds a touch of elegance to the property.

Families will appreciate the convenient location, as the house is situated close to both primary and secondary schools, ensuring that educational needs are easily met. The front and rear courtyard spaces offer a lovely outdoor area for enjoying the fresh air, perfect for gardening or simply unwinding after a long day.

This property is not only a comfortable living space but also a wonderful opportunity to establish roots in a welcoming community. With its modern amenities and prime location, this house is truly an ideal first purchase for those looking to make their mark in Shotton Colliery.



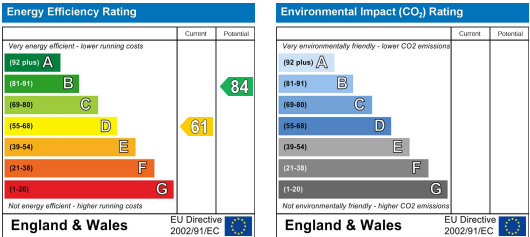
Area Map



Floor Plan



Energy Efficiency Graph



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