

Constantine Road, North Bitchburn, DL15 8AG
3 Bed - House - End Terrace
£170,000

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Constantine Road
North Bitchburn, DL15 8AG







* NO FORWARD CHAIN *

Robinsons are delighted to offer to the sales market this deceptively spacious and extensively refurbished three-bedroom home, occupying a pleasant position within the sought-after village of North Bitchburn. Extending to approximately 1,271 sq ft, the property offers considerably more accommodation than may initially be anticipated, with generous and versatile living space arranged over two floors. Having undergone an extensive programme of improvements, the property provides a modern, ready-to-move-into home, making it an excellent purchase for a variety of buyers, including families and those seeking additional space for home working or flexible living arrangements.

The refurbishment works have included a newly fitted kitchen and bathrooms, full electrical re-wire, replacement UPVC double-glazed windows, new flooring throughout and a newly installed LPG gas central heating boiler, offering buyers the benefit of a property that has already undergone significant investment and improvement.

The internal accommodation briefly comprises an entrance hallway leading into a spacious lounge, featuring a front-facing window and providing a comfortable reception space. The kitchen is fitted with a modern range of wall, base and drawer units, incorporating an integrated hob and oven, together with space for additional appliances and a dining table. A separate utility room provides useful additional space, while a further versatile ground-floor room offers excellent flexibility and could comfortably accommodate a dining area, home office, additional sitting room or occasional guest bedroom, depending on individual requirements.

To the first floor are three well-proportioned bedrooms, all enjoying attractive views across the surrounding countryside. The accommodation is further complemented by a recently refitted contemporary shower room and a separate bathroom, both benefiting from modern fixtures and fittings.

























Outside

Externally, the property benefits from a forecourt yard to the front, with a further enclosed yard to the rear incorporating a gravelled parking area. Across the rear lane is an additional gravelled hardstanding area, providing valuable further off-road parking and offering excellent potential for those wishing to create an additional outdoor seating or garden area. The property also enjoys attractive open countryside views and access to nearby open recreational areas, providing further opportunities to enjoy the surrounding outdoor space.

Location

Occupying a pleasant position within North Bitchburn, the property offers an appealing combination of spacious, modern accommodation and peaceful semi-rural living. The village is surrounded by beautiful open countryside, providing excellent opportunities for walking, cycling and enjoying the natural surroundings, while also being conveniently situated for the neighbouring market towns of Bishop Auckland, Crook and Howden-le-Wear. These nearby towns offer a good range of shopping facilities, leisure amenities and well-regarded schools, while the village itself is home to a popular tea room.

Internal viewing is highly recommended to fully appreciate the size, standard of refurbishment and flexibility of accommodation this property has to offer.

Agent Notes

Council Tax: Durham County Council, Band A Approx. £1748.00
Tenure: Freehold

Property Construction – Standard
Number & Types of Rooms – Please refer to the details and floorplan, all measurements are for guidance only
Gas Supply - No mains
Electricity supply – Mains
Water Supply – Mains
Sewerage – Mains
Heating – LPG Gas
Estimated Mobile phone coverage – Please refer to the Ofcom Website - https://www.ofcom.org.uk
Estimated Broadband Download speeds – please refer to the Ofcom Website – https://www.ofcom.org.uk

Building Safety – The Vendor is not aware of any Building Safety issues. However, we would recommend that the purchaser engages the services of a chartered surveyor to confirm.
Restrictions – covenants which affect the property are within the Land Registry Title Register which is available for inspection.
Selective licencing area – yes
Probate – N/A
Rights & Easements – None known, check with seller
Flood risk – refer to the Gov website - https://www.gov.uk/check-long-term-flood-risk
Coastal Erosion – refer to the Gov website - https://www.gov.uk/check-coastal-erosion-management-in-your-area
Protected Trees – no
Planning Permission – Nothing in the local area to affect this property that we are aware of.
Accessibility/Adaptations – no
Mining Area – Coal Mining Reporting Area, further searches may be required by your legal representative.

Disclaimer: Our details have been compiled in good faith using publicly available sources and information obtained from the vendor prior to marketing. Verification and clarification of this information, along with any further details concerning Material Information parts A, B & C, should be sought from a legal representative or appropriate authorities before making any financial commitments. Robinsons cannot accept liability for any information provided subsequent amendments or unintentional errors or omissions.

HMRC Compliance requires all estate agents to carry out identity checks on their customers, including buyers once their offer has been accepted. These checks must be completed for each purchaser who will become a legal owner of the property. An administration fee of £60 (inc. VAT) per individual purchaser applies for carrying out these checks.

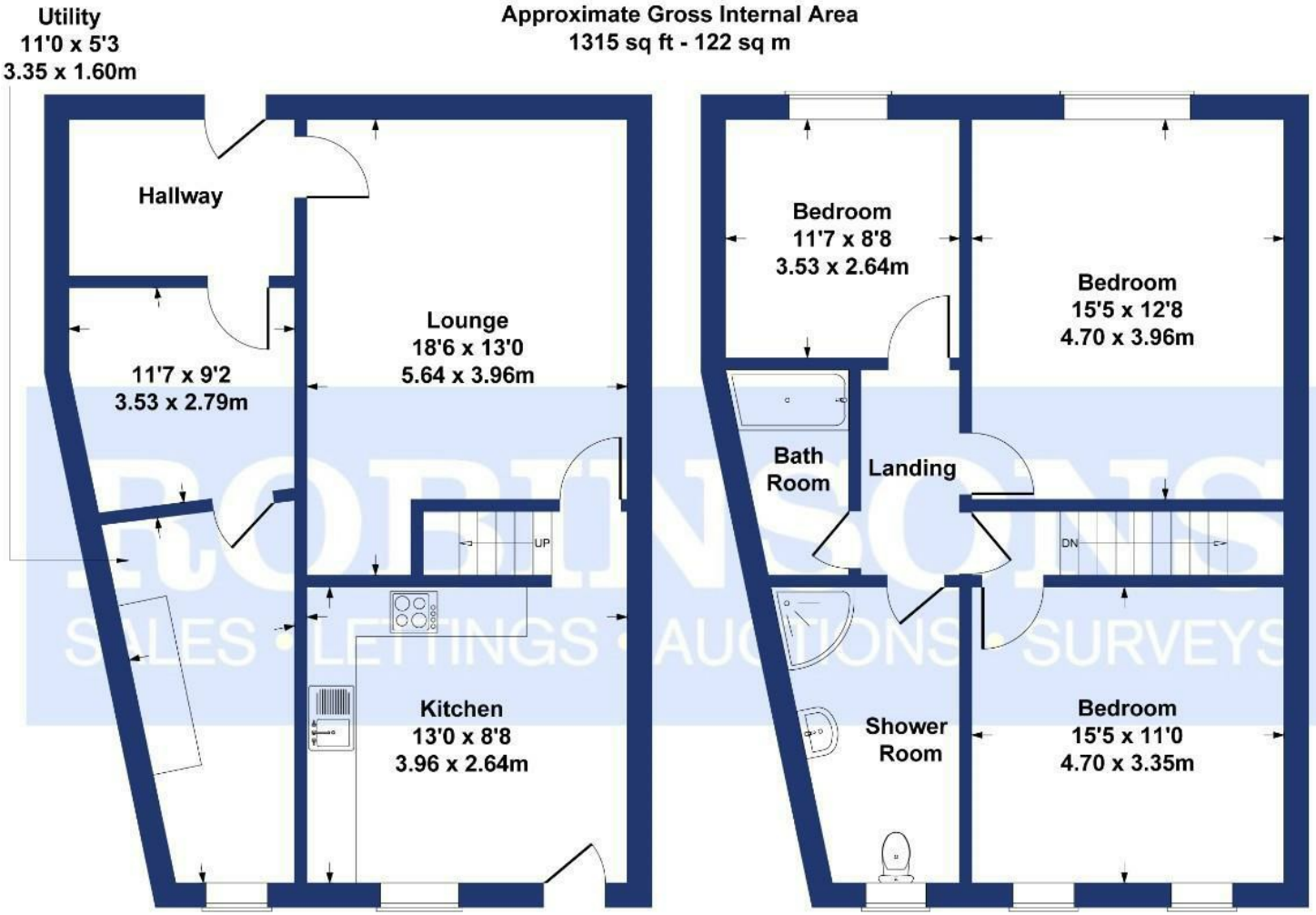


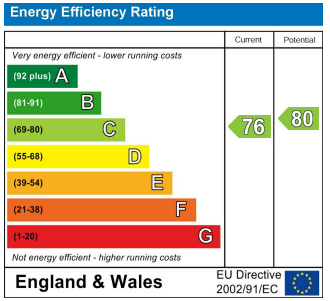




Broch House North Bitchburn

Approximate Gross Internal Area
1315 sq ft - 122 sq m





SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY

All measurements walls, doors, windows, fittings and appliances, their sizes and locations, are approximate only. They cannot be regarded as being a representation by the seller, nor their agent.

Produced by Potterplans Ltd. 2026

For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings, if there are important matters which are likely to affect your decision to buy, please contact us before viewing the property. Robinsons can recommend financial services, surveying and conveyancing services to sellers and buyers. Robinsons staff may benefit from referral incentives relating to these services.

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