STUART EDWARDS

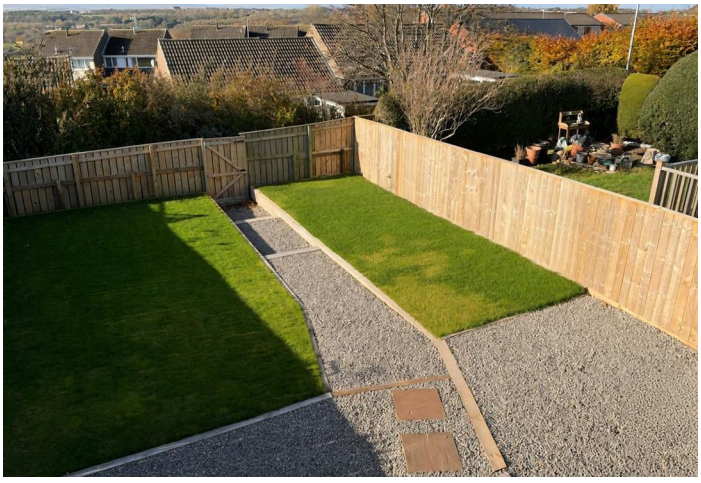


Bellwood Terrace

Leadgate, Consett DH8 7QQ

- FULLY RENOVATED TO AN EXCEPTIONAL STANDARD
- FOUR BEDROOMS INCLUDING GROUND FLOOR EN-SUITE & LUXURY BATHROOM
- HIGH-QUALITY FIXTURES AND FITTINGS THROUGHOUT
- STYLISH OPEN-PLAN LOUNGE, KITCHEN & DINING AREA
- RECEPTION ROOM & LARGE UTILITY ROOM
- BEAUTIFULLY LANDSCAPED GARDENS
- LARGE BLOCK-PAVED DRIVEWAY
- CLOSE TO DERWENT WALK COUNTRY PARK & COUNTRYSIDE WALKS
- NO ONWARD CHAIN
- TURNKEY PROPERTY READY FOR IMMEDIATE OCCUPATION

Offers In The Region Of £220,000













FULL DESCRIPTION

SOLD IN 3 DAYS!

Having undergone a comprehensive renovation programme to an exceptional standard, this outstanding turnkey family home combines contemporary design, high-quality craftsmanship and luxurious finishes throughout. Occupying an enviable position within this popular residential area of Leadgate, the property enjoys attractive surrounding views and excellent access to local amenities, making it an ideal purchase for families and professionals alike.

The accommodation is approached via a UPVC entrance door opening into a stunning open-plan lounge, kitchen and dining area, perfectly designed for modern living and entertaining. French doors provide a seamless connection to the rear garden, allowing natural light to flood the space. The stylish newly fitted kitchen features quality units, integrated double oven, ceramic hob and extractor hood, whilst luxury herringbone flooring flows effortlessly throughout, creating a sophisticated and cohesive finish.

A spacious utility room provides additional storage, fitted appliances and a bespoke built-in coat and shoe station with seating, offering both practicality and style. The ground floor further benefits from a further reception room and generous double bedroom complete with a contemporary en-suite shower room.

To the first floor, an attractive open staircase rises to a landing with useful built-in storage. There are three further well-proportioned bedrooms together with an impressive family bathroom featuring a freestanding bath and separate shower cubicle, creating a luxurious retreat for relaxation.

Externally, the property continues to impress with beautifully landscaped gardens incorporating a patio seating area, lawn and newly fenced boundaries, providing the perfect environment for outdoor dining, entertaining and family enjoyment. A substantial block-paved driveway to the rear offers ample off-road parking.

The property is ideally situated within easy reach of Consett town centre, where a wide range of shops, supermarkets, cafés, restaurants, leisure facilities and schools can be found. Excellent road links via the A692 and A691 provide convenient access to Durham, Newcastle and the wider North East, making this an excellent choice for commuters. The area is also renowned for its abundance of green spaces with scenic countryside walks, woodland trails and the popular Derwent Walk Country Park all within easy reach, offering fantastic opportunities for walking, cycling and recreation.

Further benefits include a newly installed gas central heating system with combination boiler, new radiators throughout, replacement internal doors, new floor coverings and UPVC double glazing.

A true credit to the current owner, this exceptional home offers the rare opportunity to acquire a fully renovated property finished to an uncompromising standard. Internal inspection is essential to fully appreciate the quality, space and lifestyle on offer.

OPEN PLAN LOUNGE/DINING ROOM/KITCHEN
26'11 x 16'3
UPVC double glazed entrance door opening onto the lounge/diner with two modern vertical radiators, French doors overlooking the garden and an open staircase leading to the first floor landing. Stylish Herringbone flooring flows through to the extensively fitted kitchen with wood effect laminate worktops, matching splashbacks and inset stainless steel sink and drainer unit with mixer tap. Integrated double oven and ceramic hob with matching splashback and extractor above. Spot lights and double radiator.

REAR ENTRANCE
With UPVC entrance door opening onto a large utility room.

UTILITY ROOM
9'8 x 9'7
Range of wall and floor units with wood effect laminate worktops, matching splashbacks and inset stainless steel sink with mixer tap. Integrated dishwasher, washing machine, tumble dryer and fridge/freezer. custom built coat rack incorporating seating with shoe storage, Wall mounted combi boiler, spot lights and double radiator.

RECEPTION ROOM
14'9 x 12'5
Newly carpeted with two double radiators, under stair storage cupboard and feature bay window over looking the rear garden.

BEDROOM
13'1 x 10'2
New carpet and double radiator.

EN-SUITE
4'6" x 9'6"
White suite comprising: close coupled wc, vanity storage unit with inset wash hand basin, large walk-in shower cubicle with mains fed shower and glass screen, tiled splashbacks, LVT flooring, chrome heated towel rail, extractor fan and laminate ceiling with inset spot lights.

FIRST FLOOR LANDING
Large walk-in storage cupboard.

BEDROOM
10'6 x 12'0
Radiator, new carpet and built-in storage cupboard.

BEDROOM
11'1 x 9'7
Leading off bedroom 1.
Radiator, new carpet, roof void storage and Velux window.

BEDROOM
11'9 x 10'10
Radiator and new carpet

FAMILY BATHROOM
7'1" x 8'2"
White suite comprising; close coupled wc vanity storage unit with inset wash hand basin, free standing bath, separate walk-in shower cubicle with mains fed shower and glass screen, tiled splashbacks, LVT flooring, extractor fan, chrome heated towel rail, spot lights and Velux window.

GARDENS
Paved patio area, large gravelled area with pathway, laid lawn and newly fenced boundaries with access gate.









OFF ROAD PARKING
Rear garden with large block paved driveway, paved pathway, gravelled area, timber storage shed and newly fenced boundaries.

EPC.
EPC Rating - B
EPC Link - https://find-energy-certificate.service.gov.uk/energy-certificate/8034-8425-3300-0913-7206

FREEHOLD.
We have been informed that the property is Freehold. Interested purchasers should seek clarification of this from their Solicitors.

IMPORTANT INFORMATION.
Please note that all sizes have been measured with an electronic measure tape and are approximations only. Under the terms of the Misdescription Act we are obliged to point out that none of these services have been tested by ourselves. We cannot vouch that any of the installations described in these particulars are in perfect working order. We present the details of this property in good faith and they were accurate at the time of which we inspected the property. Stuart Edwards for themselves and for the vendors or lessors of this property whose agents they are, give notice, that: (1) the particulars are produced in good faith, are set out as a general guide only, and do not constitute any part of a contract; (2) no person in the employment of Stuart Edwards has the authority to make or give any representation or warranty in relation to this property.

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If you would like to arrange a free no obligation valuation, please contact Stuart Edwards Estate Agents today!

FINANCIAL ASSISTANCE
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Through our association with a leading independent mortgage advisor we can offer the best mortgage deals available anywhere.

THE PROPERTY OMBUDSMAN.
Membership is held with The Property Ombudsman for sales and lettings.

THANKS.
Thank you for accessing these details. Should there be anything further we can assist with, please contact our office.



Please note Stuart Edwards Estate Agents is the trading name for Bluepace Durham Ltd.









Council Tax Band: A
EPC Rating: B





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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.