



BELVEDERE HOUSE 54 MARKET PLACE
Middleton-In-Teesdale,

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County Durham, DL12 0QH

Nestled in the charming Market Place of Middleton-In-Teesdale, this exquisite period property presents a unique opportunity for discerning buyers. With its impressive layout, the house boasts four reception rooms, perfect for entertaining guests or enjoying quiet family time. The property features five bedrooms and a cloakroom, ensuring ample space. Currently operating as a successful Bed and Breakfast, the adjoining cottage in the courtyard offers further versatility, whether for guests, family, or potential rental income.

ACCOMMODATION

- * Unique period property
- * Five bedrooms, Five bathrooms
- * Four reception rooms
- * Currently run as a Bed & Breakfast
- * Two bedroom Coach House
 - * Off-street parking
- * Garden and River frontage



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Situation & Amenities

Barnard Castle 11 miles, Bishop Auckland 21 miles, Darlington 25 miles. All distances are approximate. Middleton-in-Teesdale is the main centre for Upper Teesdale in the North Pennines, a designated Area of Outstanding Natural Beauty. Much of the village has been designated a conservation area so the houses and shops retain much of their original character. The village is situated on many of the North's famous walks, including the Pennine Way, the Teesdale Way and with the Coast to Coast Cycle Path not far away. Middleton Teesdale has a doctors surgery, Co-operative store, butchers and other shops.





The Property

This exquisite period property presents a unique opportunity for discerning buyers. With its impressive layout, the house boasts four reception rooms, perfect for entertaining guests or enjoying quiet family time. The property features five bedrooms, complemented by five bathrooms, ensuring ample space and comfort for both residents and visitors.

Currently operating as a successful Bed and Breakfast, this property is not only a delightful home but also a lucrative business opportunity. The additional two-bedroom Coach House offers further versatility, whether for guests, family, or potential rental income.

One of the standout features of this remarkable home is the enchanting secret garden, which provides stunning views of the Hudeshope Beck. This tranquil outdoor space is ideal for relaxation and enjoying the natural beauty of the surroundings.

With off-street parking available, convenience is assured for both residents and guests. The property holds immense potential for buyers looking to expand on its current use or to create a magnificent family residence in a picturesque setting.

In summary, this period house in Middleton-In-Teesdale is a rare find, combining historical charm with modern amenities and a prime location. Whether you are seeking a new home or an investment opportunity, this property is sure to impress.



Accommodation

Belvedere House

With entrance door through vestibule to hallway opening through to a snug with staircase to first floor, the hallway also provides access to the dining room and doors to both the living room and breakfast room with open archway through to the kitchen. Both the living room and dining room have beautiful bay windows and lovely period fireplaces. The breakfast room has a feature fireplace, second door to living room and an open archway through to a fitted kitchen. There is a door to the lower ground floor with three rooms, one leading to the utility room and door to rear garden and a separate bathroom suite. The first floor has three bedrooms, one with en-suite shower room. There is a white three piece house bathroom suite on the first floor and a staircase to the second floor. The second floor has two bedrooms both with en-suite bathrooms and features the original beams.

Coach House

Accessed via the rear courtyard garden the property has an entrance door directly into the kitchen/diner with staircase to the first floor and door to living room. On the first floor there are two bedrooms and house bathroom.

Externally

Driveway

To the front of the property there is a forecourt area providing off-street parking for three vehicles.

Rear Garden

With gated access to block paved enclosed rear garden with vehicle access (via right of way) providing further parking. To the rear of the garden is a terrace 'secret garden' with views over the river with timber built shed.

Tenure

The property is believed to be offered freehold with vacant possession on completion.

Local Authority and Council Tax

Durham County Council Tel: 03000 26 00 00.

For Council Tax purposes the property is banded E.

Energy Performance Certificate

Coach House - 39/80 - E

Areas, Measurements & Other Information

All areas, measurements and other information have been taken from various records and are believed to be correct, but any intending purchaser(s) should not rely on them as statements of fact and should satisfy themselves as to their accuracy.

Conditions of Sale – Anti-Money Laundering

Should a purchaser(s) have an offer accepted on a property marketed by GSC Grays they will need to undertake an identification check. This is done to meet our obligation under Anti Money Laundering Regulations (AML) and is a legal requirement. We use a specialist third party service to verify your identity. The cost of these checks is £37.50 plus VAT (£45.00 inc VAT) per buyer, which is paid in advance, when an offer is agreed and prior to a sales memorandum being issued. This charge is non-refundable.

Particulars

Particulars written in September 2025.

Photographs taken in September 2025.

Services and Other Information

Mains electricity, oil and drainage, and water are connected. Oil fired central heating.

Belvedere House & Coach House, Middleton In Teesdale

Approximate Gross Internal Area
3648 sq ft - 339 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. 2025

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		68
(39-54) E	51	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



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