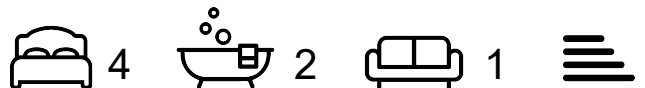




Acre Rigg Road

Peterlee, SR8 2DY

Offers In The Region Of £205,000



Hunters are pleased to offer to the market this spacious and well-presented semi-detached bungalow situated on Acre Rigg Road, Peterlee. The property offers deceptively generous accommodation, including a welcoming lounge, modern fitted kitchen with island/breakfast bar, two ground floor bedrooms, stylish four-piece bathroom suite and two useful loft rooms, ideal for hobbies, working from home, storage or occasional guest space. Externally, the home benefits from an attractive lawned front garden, driveway access, a generous rear parking area, detached garage and a private rear garden with decked seating area and mature planting. This is a versatile and appealing home which would suit a range of buyers looking for bungalow-style living with the added benefit of further loft space. Early viewing is strongly recommended.



Entrance Hallway

The entrance leads into the main accommodation, giving access to the principal ground floor rooms. The layout is practical and well arranged, with access through to the lounge, kitchen, bathroom and ground floor bedroom areas. The hallway also provides stairs leading up to the loft rooms, making the property feel much larger and more versatile than a standard bungalow.

Lounge

The lounge is a beautifully presented reception room with a stylish and homely finish. A large front-facing bay window allows plenty of natural light into the room and gives an attractive outlook over the front garden. The room is finished with modern flooring, neutral décor and feature wallpaper, creating a warm and welcoming living space. There is ample room for a range of furniture, including large sofas and media units, making this an ideal family sitting room or entertaining space. A decorative fireplace surround with feature electric-style stove creates an attractive focal point, while the modern lighting and soft grey tones give the room a comfortable, contemporary feel.

Breakfasting Kitchen

The kitchen is a standout feature of the home, fitted with a stylish range of grey shaker-style wall and base units, complemented by wood-effect work surfaces and tiled splashbacks. The layout provides excellent storage and preparation space, with a central island/breakfast bar offering additional workspace and casual seating. There are integrated appliances including a built-in oven, microwave and hob, while the inset sink and modern fittings add to the high-quality finish. The kitchen also benefits from recessed ceiling spotlights, under-unit lighting and attractive herringbone-style flooring, giving the room a bright and modern feel. With multiple windows allowing natural light into the space, this kitchen works perfectly as the heart of the home. There is also space for informal dining, making it ideal for families or those who enjoy entertaining.

Ground Floor Master Bedroom

Bedroom one is a well-proportioned double bedroom positioned to the ground floor, offering comfortable main bedroom accommodation. The room is presented in neutral tones with fitted carpet, ceiling light point and a rear-facing window overlooking the garden area. There is ample space for a double bed, bedside furniture and wardrobes, making this a practical and comfortable principal bedroom. The room is currently arranged with a large bed and freestanding storage, showing the excellent usable floor space on offer.

Ground Floor Second Bedroom

Bedroom two is another generous ground floor bedroom, currently styled with a striking football-themed feature wall. This room offers excellent versatility and would suit use as a child's bedroom, teenager's room, guest bedroom or even a home office if required. The room benefits from a large window allowing natural light, fitted carpet, space for a bed, desk, storage furniture and media units. The proportions make this a very useful second bedroom, further enhancing the property's appeal to families and buyers needing bungalow-style living with extra flexibility.

Family Bathroom

The bathroom has been finished to a modern standard and offers an impressive four-piece suite. The room includes a freestanding bath with floor-mounted mixer tap and shower attachment, a separate curved glass shower enclosure, WC and vanity wash hand basin with storage. The walls are finished with stylish stone-effect tiling and textured feature panels, creating a contemporary spa-style feel. Recessed ceiling spotlights, a chrome heated towel radiator and modern flooring complete the room. This is a particularly attractive bathroom and offers both practicality and luxury.

First Floor Landing

Stairs lead up to the first floor landing area, which gives access to the two loft rooms and a separate WC. The landing is carpeted and neatly decorated, with the layout providing a useful separation between the upper rooms and the main ground floor accommodation.

First Floor W/C

The first floor also benefits from a useful WC, accessed from the landing area. This is a practical addition for the loft rooms and helps make the upper floor more convenient for day-to-day use.

First Loft Room

The first loft room is a spacious and versatile room, currently used as a music, entertainment and games-style room. The room benefits from a Velux-style roof window, fitted carpet and a generous floor area, making it ideal for a variety of uses. The sloped ceilings add character, while the size of the room allows space for seating, desks, equipment or hobby furniture. This could work well as a home office, dressing room, games room, music room, teenager's space or occasional guest area.

Second Loft Room

The second loft room is another useful and well-presented space, currently arranged with seating, gaming/entertainment equipment and storage. The room has a cosy but practical feel, with fitted carpet, roofline character and space for freestanding furniture. This room gives the property excellent flexibility and would be ideal for buyers needing additional lifestyle space. Whether used for working from home, hobbies, gaming, storage or occasional guest use, the two loft rooms add real value to the overall accommodation.

Gardens

Externally, the property enjoys an attractive lawned front garden with established hedging, creating a pleasant approach and a good degree of privacy. To the rear, there is a private garden area with lawn, mature trees, shrubs and a decked seating area, offering a peaceful outdoor space ideal for relaxing, entertaining or family use.

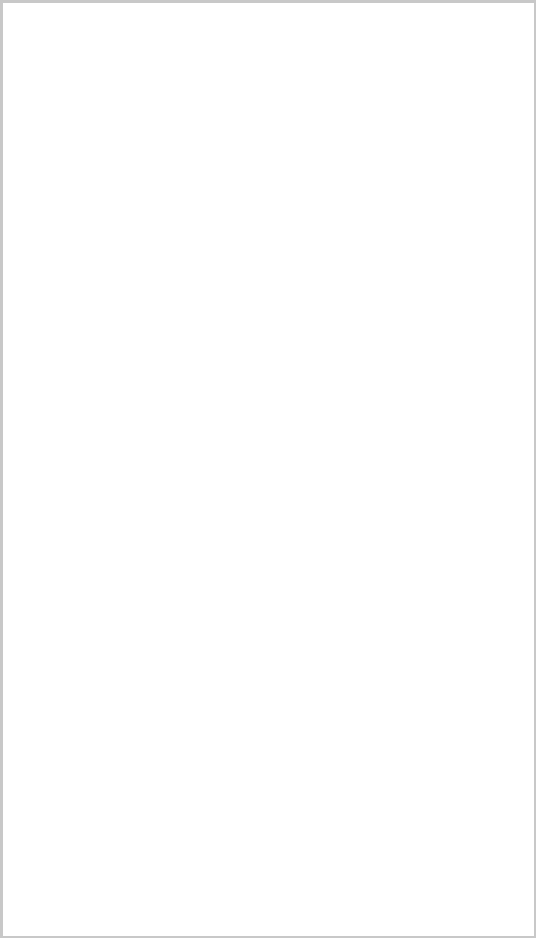
Garage & Driveway

The property benefits from excellent off-street parking, with a driveway running to the side and opening into a generous rear parking area. This provides ample space for multiple vehicles and gives access to the detached garage, which is fitted with a roller-style door and offers secure parking, storage or potential workshop space.

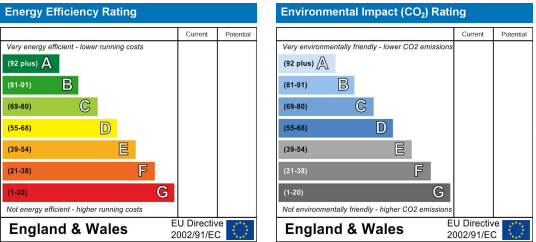
Area Map



Floor Plans



Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

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