



Saddler Drive, Sedgfield, TS21 2BF
5 Bed - House - Detached
£425,000

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Presented to a 'show home standard' throughout; it is with pleasure that we offer to the market this beautiful 'Wilton' style five bedroom detached family home situated pleasantly within this highly sought after development of executive properties on Saddler Drive, Sedgfield. This stunning home is exquisite & boasts light, spacious rooms throughout. Having spectacular access to all of the local amenities that Sedgfield itself has to offer; this deceptively spacious property is also within commuting distance to all major road links & bus routes leading into Durham, Teesside & Newcastle & benefits further from gas central heating & double glazing. This tastefully decorated home would be the perfect purchase for buyers seeking that 'move-in ready residence' which offers more than ample space (1765 sq ft approximately) for the larger family & briefly comprises: Welcoming entrance hallway with stairs to the first floor & ground floor cloaks/wc, separate study, an attractive lounge with window to front elevation, tremendous sized kitchen/dining area/family room (measuring 26ft approximately) with a range of fitted wall & base units, integrated appliances & French doors to rear elevation. The first floor landing boasts three double bedrooms & a family bathroom; the master bedroom itself (measuring 18ft approximately) with fitted wardrobes/dressing area & giving access to an excellent sized en-suite shower room. The second floor landing boasts two further double bedrooms (both measuring 18ft approximately) & an additional shower room. Externally, this lovely home enjoys a superb sized, enclosed garden to the rear with paved patio & lawned areas; whilst to the front, the excellent sized driveway with ample vehicle parking leads to a detached double garage. Only via thorough internal inspection can the style, standard, quality, layout & size of this stunning, executive dwelling be fully appreciated.

FREEHOLD
EPC Rating: B
Council Tax Band: F

ENTRANCE HALLWAY

LOUNGE
15'0 x 10'11 (4.57m x 3.33m)

GROUND FLOOR CLOAKS / WC

STUDY
10'11 x 8'0 (3.33m x 2.44m)

KITCHEN / DINING AREA / FAMILY ROOM
26'5 x 10'5 (8.05m x 3.18m)

FIRST FLOOR LANDING

MASTER BEDROOM
18'6 x 11'0 (5.64m x 3.35m)

EN-SUITE SHOWER ROOM
8'4 x 6'2 (2.54m x 1.88m)

BEDROOM TWO
13'1 x 8'1 (3.99m x 2.46m)

BEDROOM THREE
11'4 x 8'0 (3.45m x 2.44m)

FAMILY BATHROOM
6'6 x 5'6 (1.98m x 1.68m)

SECOND FLOOR LANDING

BEDROOM FOUR
18'5 x 11'7 (5.61m x 3.53m)

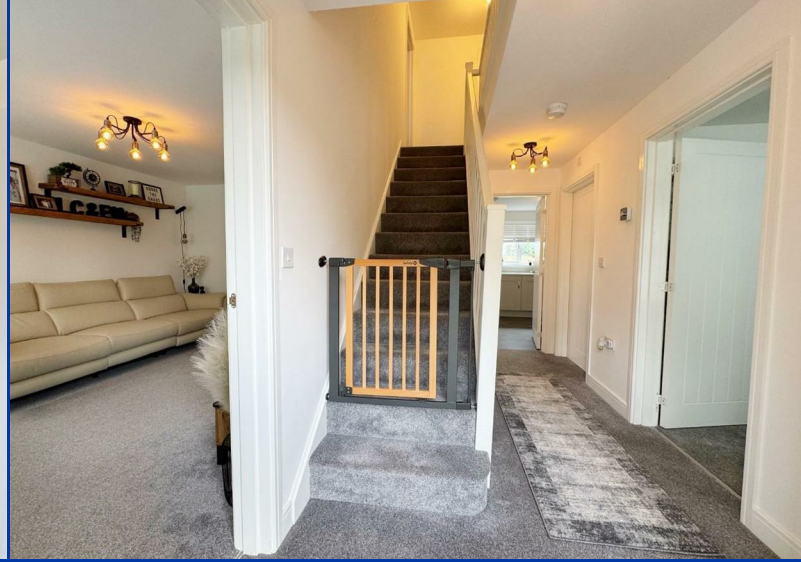
BEDROOM

BEDROOM FIVE
18'5 x 11'7 (5.61m x 3.53m)

SHOWER ROOM
7'5 x 4'10 (2.26m x 1.47m)

EXTERNALLY

DETACHED DOUBLE GARAGE
17'6 x 17'0 (5.33m x 5.18m)



OUR SERVICES

Mortgage Advice

Conveyancing

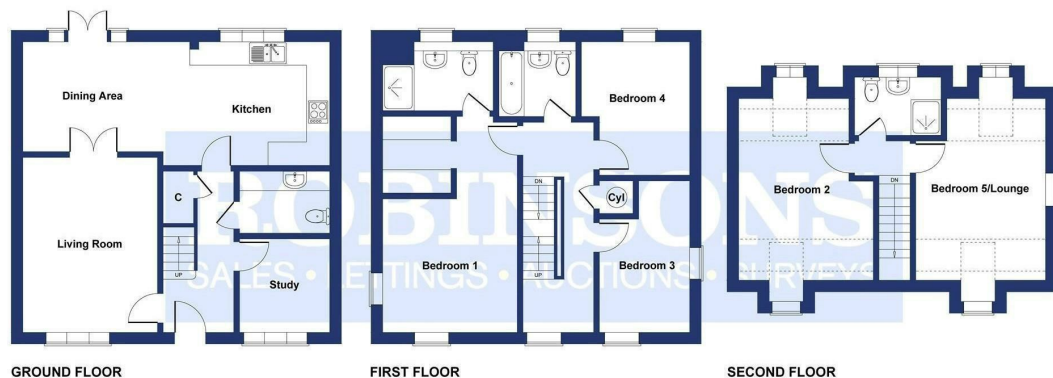
Surveys and EPCs

Property Auctions

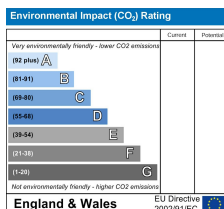
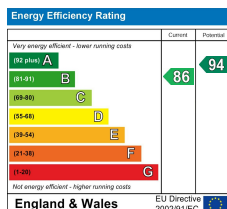
Lettings and Management

Strategic Marketing Plan

Dedicated Property Manager



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.
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