

Lingholme

Chester Le Street DH2 2TR

£150,000

Venture PROPERTIES









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Lingholme

Chester Le Street DH2 2TR



- Fully refurbished
- EPC RATING - C
- Stylish newly fitted bathroom
- No chain involved
- Three bedrooms
- Newly fitted downstairs WC
- Highly sought after location
- Newly fitted kitchen with appliances
- Modern decor and floorings

We welcome to the market this much improved three bedroom end terraced home, ideally located in the extremely sought after Lingholme Estate within Chester-le-Street. Ready to move into and sold with no chain involved, the property has been refurbished throughout and includes a newly fitted kitchen with integrated appliances, a newly fitted bathroom and downstairs WC, new radiators in every room, new flooring throughout, new glazing and finally re-decoration. Externally the property has new fencing and an artificial lawn.

Situated on a popular residential estate in Chester-le-Street, the property enjoys an attractive setting with open green spaces, leading towards surrounding woodland and providing excellent opportunities for family walks and dog walking. The development is conveniently positioned for access to a range of local shops, schools and everyday amenities, while Chester-le-Street town centre is also readily accessible.

This property is being sold by a connected person to Seven Keys Ltd as defined under the Estate Agents Act 1979

DISCLAIMER

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GROUND FLOOR

Entrance Vestibule

Welcoming entrance vestibule with access to the living and dining room.

Open Plan Living and Dining Room

19'8" x 10'8" (6.00 x 3.27)
Impressive open plan living and dining room which is perfect for modern living and entertaining.

Hall

Having a return staircase leading to the first floor with understair storage, further large storage cupboard, radiator and door to the rear garden.

Kitchen

11'7" x 9'4" (3.55 x 2.85)
Newly fitted with a modern range of gloss units having contrasting worktops incorporating a sink and drainer unit with mixer tap, built in oven and hob with extractor over, plumbing for a washing machine, along with a further range of integrated appliances.

WC

Comprising of a newly fitted WC, hand wash basin to a vanity unit and UPVC double glazed opaque window to the rear.

FIRST FLOOR

Landing

With access to all rooms.

Bedroom One

11'8" x 9'8" (3.58 x 2.95)
Generous double bedroom with a UPVC double glazed window, radiator and built in storage.

Bedroom Two

12'8" x 7'11" (3.87 x 2.43)
Further spacious double bedroom with a UPVC double glazed window, radiator and built in storage.

Bedroom Three

10'10" x 6'6" (3.31 x 2.00)
Well proportioned bedroom with a UPVC double glazed window and radiator.

Bathroom/WC

9'6" x 5'3" (2.91 x 1.62)
Refitted with a stylish white suite comprising of a panelled bath with mains fed shower, wash basin set to a vanity unit and WC. Having a heated towel rail and UPVC double glazed opaque window.

EXTERNAL

The property enjoys a lawned garden to the front and an enclosed garden to the rear with newly erected fencing and artificial lawn.



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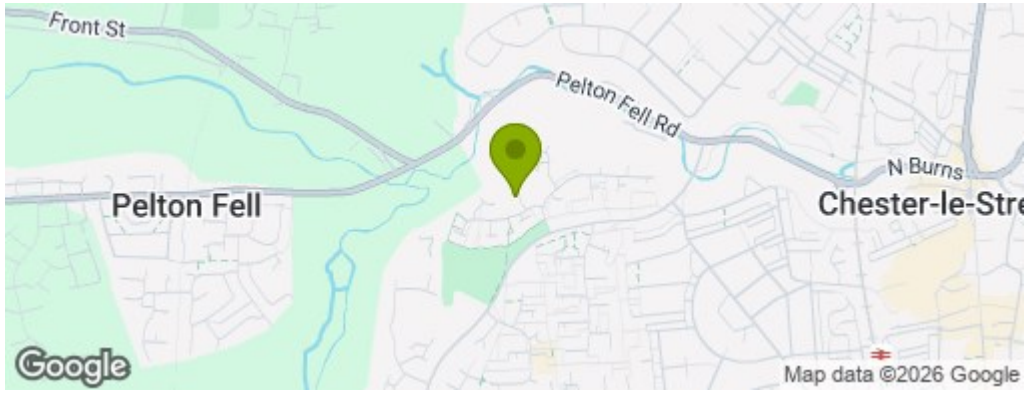

Property Information

Tenure: Freehold Gas and Electricity: Mains Sewerage and water: Mains Broadband: Check via OFCOM website. Mobile Signal/coverage: We recommend contacting your service provider for further information. Council Tax: Durham County Council, Band: A Annual price: £1748(Maximum 2026) Energy Performance Certificate Grade C Mining Area: This property is located in an area of historical mining works, a mining search is recommended. This can be done via a solicitor as part of Conveyancing. Flood Risk: Very low risk of surface water flooding. Very low risk of flooding from rivers and the sea. Disclaimer The preceding details have been sourced from the seller, OntheMarket.com and other third parties. Verification and clarification of this information, along with any further details concerning Material Information parts A, B and C, should be sought from a legal representative or appropriate authorities. Venture Properties (Durham) Limited cannot accept liability for any information provided.

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