



Nestled in a tranquil cul-de-sac in the desirable West End of Darlington, this impressive modern detached bungalow offers a perfect blend of comfort and style. With two spacious double bedrooms, one of which is currently utilised as a dining room, this home is designed to cater to a variety of living arrangements.

Upon entering, you are greeted by a welcoming hallway that leads to a generous living/diner, complete with a charming feature fireplace that adds warmth and character. The double doors open into a fully double glazed conservatory, providing an abundance of natural light and a lovely space to relax or entertain guests.

The property boasts a well-appointed shower room and a mature, established south-facing rear garden, ideal for enjoying sunny afternoons or hosting gatherings. Additionally, the bungalow features a driveway that accommodates parking for several vehicles along with a garage for extra storage.

This delightful bungalow is perfect for those seeking a peaceful yet convenient lifestyle, with all the amenities of Mowden shopping facilities. just a short distance away. Whether you are looking to downsize or simply want a comfortable home in a quiet setting, this property is sure to impress. Don't miss the opportunity to make this charming bungalow your own.





- No onward chain
- Quiet cul-de-sac
- Fully double glazed conservatory
- Two double bedrooms
- Well placed for ease of access to Mowden shopping facilities
- Popular West End location
- Extended to the rear
- Large living/dining room
- Driveway allowing off road parking leading to garage

GENERAL INFORMATION

Tenure: Freehold

Services: Gas central heating, mains electric, water and drainage.

Double glazing

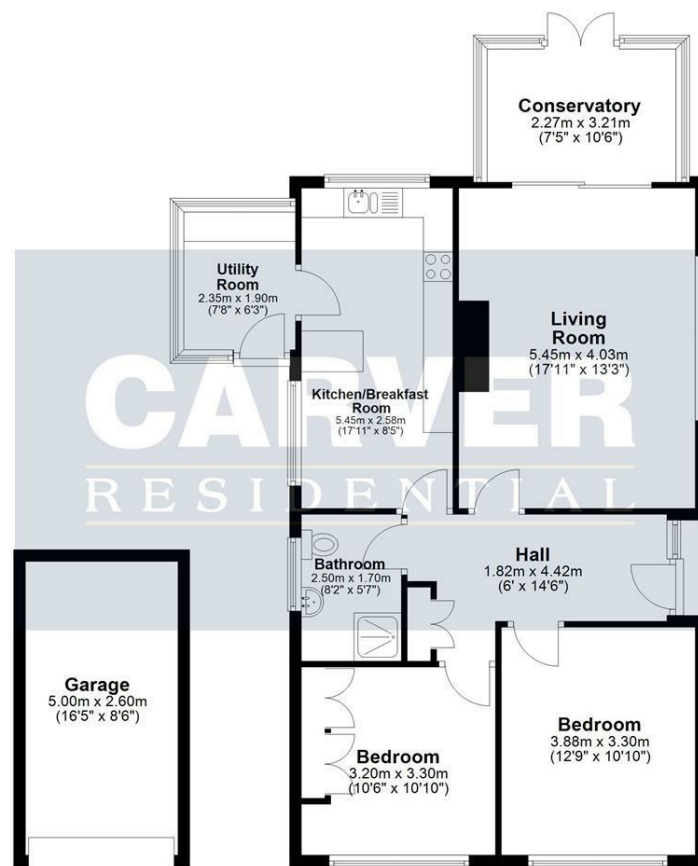
Local Authority: Darlington Borough Council (Tax Banding C)

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Ground Floor

Approx. 100.4 sq. metres (1081.0 sq. feet)



Total area: approx. 100.4 sq. metres (1081.0 sq. feet)
21 Sutton Close, Darlington

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

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MAB 6202



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