Dumfries Street

Darlington DL1 1LB

Offers In The Region Of £75,000

Venture
PROPERTIES

This footer paragraph is an example only and should not be relied upon as complying with current legislation. These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

This footer paragraph is an example only and should not be relied upon as complying with current legislation. These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

Dumfries Street

Darlington DL1 1LB

x 2 x 1 x 1

- Two Bedroom Terrace
- Close to Darlington College
- Ideal Investment
- Popular Haughton Area of Darlington
- Easy Access to Transport and Town Centre
- Council Tax Band A
- Well Presented
- Enclosed Rear Outdoor Space
- EPC Rating D

Located on Dumfries Street in the charming town of Darlington, this delightful terraced house presents an excellent opportunity for both first-time buyers and savvy investors. With two well-proportioned bedrooms, this property is designed to cater to modern living while offering a warm and inviting atmosphere.

Upon entering, you will find a spacious reception room that serves as the heart of the home, perfect for relaxation or entertaining guests. The house has been recently decorated, ensuring a fresh and contemporary feel throughout. The layout is practical and functional, making it easy to envision your own personal touches.

The property boasts a well-appointed bathroom, providing all the necessary amenities for comfortable living. The two bedrooms are bright and airy, offering a peaceful retreat at the end of the day.

One of the standout features of this property is that it comes with no onward chain, allowing for a smooth and hassle-free purchase process. This aspect is particularly appealing for those looking to move in quickly or for investors seeking a property that can be let out without delay.

In summary, this terraced house on Dumfries Street is a fantastic opportunity for anyone looking to enter the property market or expand their investment portfolio. With its recent updates and convenient location, it is sure to attract interest. Do not miss the chance to make this lovely house your new home or investment.

Entrance Vestibule
Door to front.

Lounge
13'3 x 13'1 (4.04m x 3.99m)
Upvc double glazed bay window to front, gas fire in surround and radiator.

Kitchen
13 x 8'1 (3.96m x 2.46m)
Upvc double glazed window to rear, fitted wall, base and drawer units, stainless steel sink, space for a cooker, washing machine and fridge freezer. Storage cupboard and door to rear.

First Floor Landing

Bedroom One
13'3 x 13'2 (4.04m x 4.01m)
Upvc double glazed window to front, storage cupboard and radiator.

Bedroom Two
8'11 x 8'1 (2.72m x 2.46m)
Upvc double glazed window to rear and radiator.

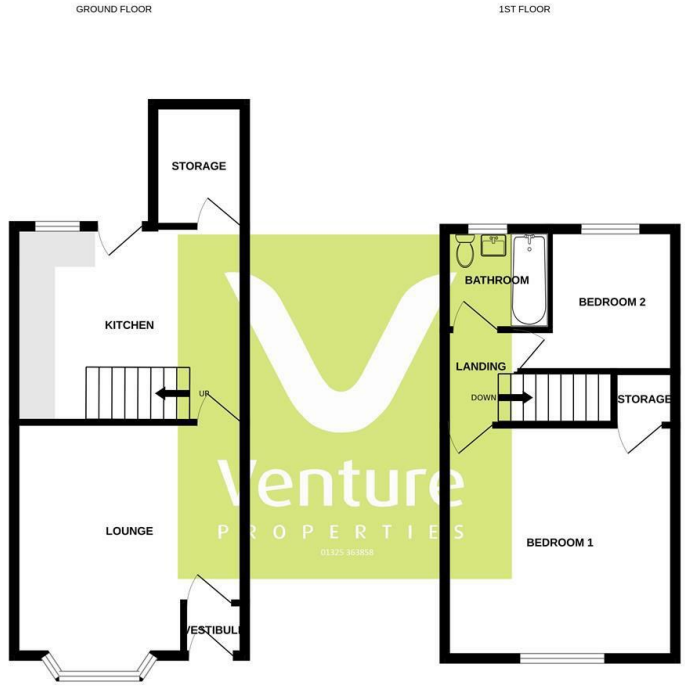
Bathroom
Upvc double glazed obscure window to rear, panelled bath with shower over, wash hand basin, w.c and radiator.

Externally
To the rear the enclosed yard has a shed and two outhouses with gated access to the rear lane.

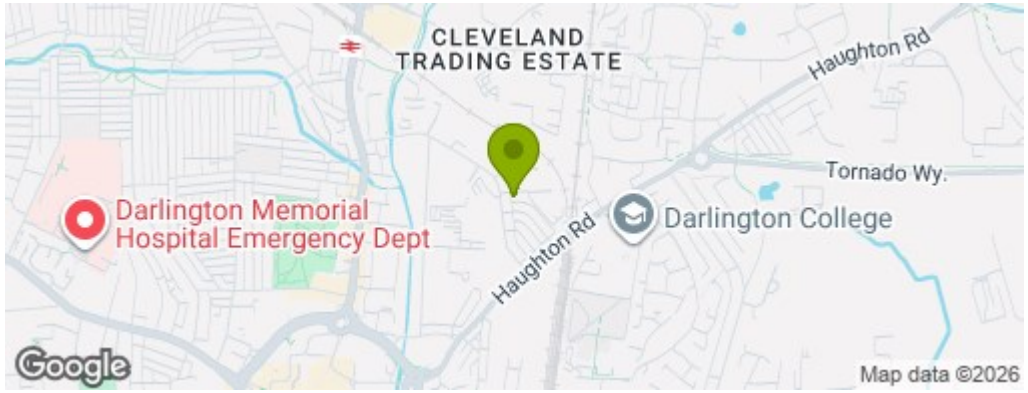
Tenure
Freehold

Property Details
Local Authority: Darlington
Council Tax Band: A
Annual Price: £1,663
Conservation Area No
Flood Risk Very low
Floor Area 0 ft 2 / 0 m 2
Plot size 0.02 acres
Mobile coverage
EE
Vodafone
Three
O2
Broadband
Basic
13 Mbps
Superfast
80 Mbps
Ultrafast
10000 Mbps
Satellite / Fibre TV Availability
BT
Sky
Virgin

Note
IMPORTANT NOTE TO PURCHASERS: We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. The services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only, and are not precise. Floor plans where included are not to scale and accuracy is not guaranteed. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller. We cannot also confirm at this stage of marketing the tenure of this house.



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2026



Property Information

01325 363858

45 Duke Street, Darlington, County Durham, DL3 7SD
sales@ventureproperties uk.com