

COPELAND RESIDENTIAL

SALES & LETTINGS



Front Street, Helmington Row, DL15

Asking Price

£95,000

Idealic Village Location
End Terrace Cottage
Open Plan Lounge/Dining Room
2 Double Bedrooms
Cellar
No Upper Chain
Successful Air bnb
Parking to Rear



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CHARMING END TERRACE COTTAGE WITH STUNNING COUNTRY VIEWS!!!

Blink and you'll miss it! This stylish, modern and contemporary property on Front Street, Helmington Row has served as a very successful Air bnb for some time. With an open plan aspect on the ground floor between the spacious lounge and dining room, the lounge is further complimented with the addition of a superb large log burner, perfect for those colder, longer nights to curl up in front of, on a cosy sofa. The lounge also offers access to a spacious cellar which is approximately the same size. The dining room already boasts a breakfast bar but still has plenty of space to accommodate for a dining table and offer access to a stunning kitchen with sleek teal finished units towards the rear and a side passage with plumbing for a washing machine, which leads to a WC.

The first floor is home to 2 very spacious bedrooms where even a superking bed will look lost in the master and further complimented with stunning vast country views. The double bed in the second bedroom also looks lost, even with the generous range of furnishings this room can accommodate. There is also a pristine bathroom with a fitted shower head.

The front exterior offers breath taking country views while to the rear is a private gravelled parking and small private yard.

A stunning cottage in the sleepy County Durham of Helmington Row, a perfect setting for Golf enthusiasts as the property sits adjacent to the Crook Golf Club as well as being perfectly nestled between the towns of Crook and Willington. Follow the A690 through Willington and you will eventually pass through the picturesque village of Brancepeth where you will find the magnificent Brancepeth Castle. Continue North on the A690 and you will be in the historic university City of Durham within 10-15 minutes.

To be sold with no upper chain, this gorgeous country cottage is a sure winner with people of many different life styles.

Tenure: Freehold

Council Tax Band: A

EPC Rating: C

Room Descriptions

Lounge - 13'7 x 12'4 (4.20m x 3.80m) - Enter via a UPVC front door into a stylish and spacious lounge with an open aspect with the dining room to the rear. Laminate flooring, front-facing UPVC double glazed window, large log burner, wall mounted radiator, carpeted staircase to the first floor and access under the stairs to a cellar (13'8 x 12'4 x 5'9 (4.23m x 3.80m x 1.82m).

Dining Room - 13'2 x 11'5 (4.05m x 3.52m) - Another spacious reception room with access to a kitchen and porch to the rear, side passage with plumbing for a washing machine leading to a WC and built-in cupboard accommodating for a boiler. Breakfast bar and wall mounted radiator.

Kitchen - 9'3 x 6'2 (2.86m x 1.89m) - Stunning kitchen range with base and wall fitted units and contrasting work surfaces. Integrated electric oven



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and hob with overhead extractor. Space for a fridge/freezer. Stainless steel sink with mixer tap below a rear-facing UPVC double glazed window. Internal single glazed window looking into the rear porch. Wall mounted radiator.

WC - Laminate flooring, access to a toilet and wash basin, rear-facing UPVC double glazed window.

Rear Porch - Large passage with laminate flooring, UPVC double glazed windows and UPVC door leading out to a rear yard.

First Floor Landing - Carpeted landing with access to 2 very spacious bedrooms, a bathroom and loft hatch.

Bedroom One - 13'9 x 13'6 (4.25m x 4.15m) - Generous sized carpeted bedroom with a front-facing UPVC double glazed window looking out onto vast country views. Built-in wardrobe and wall mounted radiator.

Bedroom Two - 13'1 x 12' (4.01m x 3.67m) - Another spacious carpeted bedroom with a rear-facing UPVC double glazed window and wall mounted radiator.

Bathroom - 10' x 3'8 (3.05m x 1.17m) - Carpeted bathroom with access to a toilet, wash basin and bath with fitted shower head and full height tiled splashback. Rear-facing UPVC double glazed window and wall mounted radiator.

Exterior - The front exterior looks out onto amazing country views. Follow the access road along the left hand gable end to the rear of the property to find a gravelled drive and access to a rear yard.



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