

Milburn Street, Crook, DL15 9DZ
3 Bed - House - Mid Terrace
£110,000

ROBINSONS
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Milburn Street
Crook, DL15 9DZ

* NO FORWARD CHAIN * BEAUTIFULLY PRESENTED HOME *

Robinsons are delighted to offer to the sales market, with the benefit of NO FORWARD CHAIN, this beautifully presented three-bedroom home. Offering spacious accommodation throughout, including two generous reception rooms, the property would make an excellent family home. The house has recently benefited from a beautifully re-fitted shower room and is further enhanced by gas central heating and UPVC double glazing.

The location is particularly appealing, being within easy walking distance of Crook town centre and local schooling, making this an ideal choice for a range of buyers.

The internal accommodation comprises; entrance hallway, two well-proportioned reception rooms, providing ideal space for both a lounge and dining room, and a well-equipped kitchen fitted with a range of wall, base and drawer units, with space for appliances and a small dining table.

To the first floor, there are three well-proportioned bedrooms and a beautifully re-fitted shower room, complete with a walk-in shower enclosure, wash hand basin and WC.

Externally, the property benefits from an enclosed rear yard, providing a pleasant and low-maintenance outdoor space.

Milburn Street is conveniently positioned within walking distance of a range of shopping amenities, healthcare facilities, local schooling and regular bus links.

An internal viewing comes highly recommended to fully appreciate the accommodation and location on offer. Please contact Robinsons to arrange your viewing.































AGENT NOTES

Council Tax: Durham County Council, Band A - Approx. £1748 p.a
Tenure: Freehold
Estate Management Charge – NA

Property Construction – Standard
Number & Types of Rooms – Please refer to the details and floorplan, all measurements are for guidance only
Gas Supply - Mains
Electricity supply – Mains
Water Supply – Mains
Sewerage – Mains
Heating – Gas Central Heating
Estimated Mobile phone coverage – Please refer to the Ofcom Website - https://www.ofcom.org.uk
Estimated Broadband Download speeds – please refer to the Ofcom Website – https://www.ofcom.org.uk

Building Safety – The Vendor is not aware of any Building Safety issues. However, we would recommend that the purchaser engages the services of a chartered surveyor to confirm.
Restrictions – Covenants which affect the property are within the Land Registry Title Register which is available for inspection.
Selective licencing area – yes
Probate – NA
Rights & Easements – None known
Flood risk – Refer to the Gov website - https://www.gov.uk/check-long-term-flood-risk
Coastal Erosion – Refer to the Gov website - https://www.gov.uk/check-coastal-erosion-management-in-your-area
Protected Trees – NA
Planning Permission – Nothing in the local area to affect this property that we are aware of.
Accessibility/Adaptations – NA
Mining Area – Coal Mining Reporting Area, further searches may be required by your legal representative.

Disclaimer: Our details have been compiled in good faith using publicly available sources and information obtained from the vendor prior to marketing. Verification and clarification of this information, along with any further details concerning Material Information parts A, B & C, should be sought from a legal representative or appropriate authorities before making any financial commitments. Robinsons cannot accept liability for any information provided subsequent amendments or unintentional errors or omissions.

HMRC Compliance requires all estate agents to carry out identity checks on their customers, including buyers once their offer has been accepted. These checks must be completed for each purchaser who will become a legal owner of the property. An administration fee of £60 (inc. VAT) per individual purchaser applies for carrying out these checks.

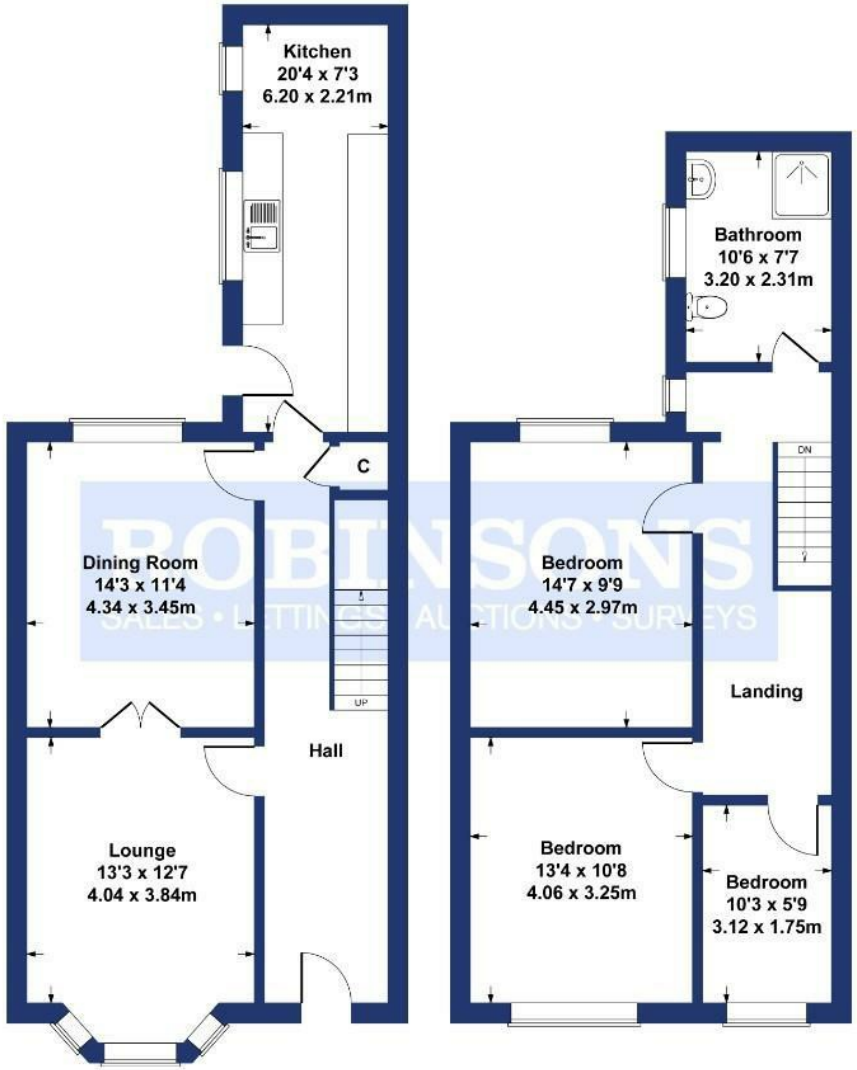






Milburn Street Crook

Approximate Gross Internal Area
1276 sq ft - 119 sq m

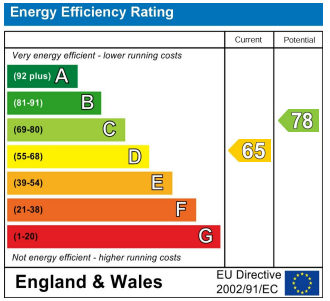


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SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY

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.

Produced by Potterplans Ltd. 2026



For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings, if there are important matters which are likely to affect your decision to buy, please contact us before viewing the property. Robinsons can recommend financial services, surveying and conveyancing services to sellers and buyers. Robinsons staff may benefit from referral incentives relating to these services.

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