Meadow Court

Tow Law DL13 4BF

Chain Free £185,000

Venture
PROPERTIES

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x 3 x 2 x 1

- Spacious Three Bedroom Detached
- EPC Grade C
- Utility Room
- Rear Decked Garden
- En Suite Shower Room
- Desirable Location
- Integral Garage
- Ground Floor WC
- Rare To Market

Welcome to this charming three-bedroom detached house located in the desirable Meadow Court, Tow Law. This lovely home offers a perfect blend of space and comfort, making it an ideal choice for families or those seeking a peaceful retreat.

Upon entering, you will find a welcoming reception room that provides a warm and inviting atmosphere. The open plan kitchen and dining room is a standout feature, designed for both functionality and social gatherings. This space is perfect for entertaining guests or enjoying family meals, with ample room for dining and cooking.

We understand the property was originally constructed as a four-bedroom property, the home has been thoughtfully reconfigured to create an impressive principal suite, featuring an exceptionally spacious bedroom with fitted wardrobes and an en-suite shower room. For buyers requiring additional accommodation, the original four-bedroom layout could be reinstated with relative ease, offering excellent flexibility for growing families

Outside, the house has gardens at both the front and rear, offering a good sized outdoor space for gardening, play, or simply enjoying the fresh air. The integral garage adds to the practicality of the home, along with parking for up to three vehicles, making it easy for you and your guests to come and go.

This detached house in Meadow Court is not just a property; it is a place where memories can be made. With its spacious layout and attractive features, it presents a wonderful opportunity for anyone looking to settle in a friendly community. Do not miss the chance to make this delightful house your new home.

Ground Floor

Entrance Lobby
Front entrance door

Lounge
20'6" x 12'8" (6.251 x 3.883)
Having two central heating radiators and uPVC bay walk window to front.

Inner Hallway
Staircase to the first floor

Kitchen/Dining Room
16'8" x 9'8" (5.098 x 2.963)
Fitted with a black range of gloss wall and base units having laminate work surfaces over, one and a half bowl sink unit with mixer tap, space for fridge freezer, integrated electric oven and gas hob with extractor hood over, tiled splash backs, to the dining area are french doors leading into the garden and space for dining table.

Utiltiy Room
Having plumbing for washing machine, central heating radiator and rear entrance door.

Ground Floor WC
Having WC, wash hand basin and central heating radiator.

First Floor

Landing
Having loft hatch and uPVC double glazed window to side. Spindle balustrade

Bedroom One
22'4" x 9'11" (6.812 x 3.042)
A large room with two central heating radiators , double fitted wardrobe and two uPVC double glazed windows to the rear.

En Suite Shower Room/WC
Fitted with a shower cubicle having mains shower over, wc, wash hand basin and central heating radiator, opaque UPVC double glazed window.

Bedroom Two
12'9" x 9'7" (3.907 x 2.924)
Having central heating radiator and uPVC double glazed window to front.

Bedroom Three
9'4" x 7'8" (2.862 x 2.342)
Having central heating radiator and uPVC double glazed window to front.

Bathroom/WC
Fitted with a white suite having panelled bath, wc, wash hand basin, tiled splash backs, opaque UPVC double glazed window and central heating radiator.

Exterior
Immediately to the front of the property there is a lawned garden, as well as a side driveway providing car parking for two vehicles, this then leads to an integral garage with up and over door, power and lighting. A timber gates provides access along the side of the property to an enclosed rear garden with large decked patio area on two levels and storage shed.

Energy Performance Certificate
To access the Energy Performance Certificate for this property please use the following link:

https://find-energy-certificate.service.gov.uk/energy-certificate/5000-5400-0122-0071-3103

EPC Grade C

Other General Information
General Information
Tenure: Freehold
Gas and Electricity: Mains
Sewerage and water: Mains
Broadband: Superfast Available Highest available download speed 80 Mbps Highest available upload speed 20 Mbps
Mobile Signal/coverage: Good Outdoor and Good Indoor
Council Tax: Durham County Council, Band: C Annual price: £2268 (Maximum 2026)
Energy Performance Certificate Grade C
Flood Risk: Very low risk of surface water flooding. Very low risk of flooding from rivers and the sea.

Disclaimer
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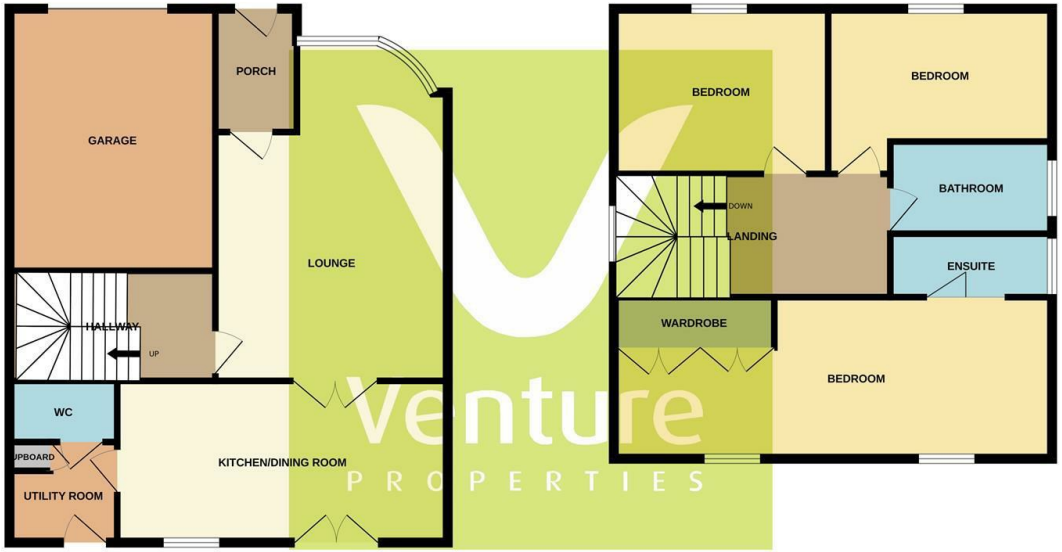
HMRC Compliance requires all estate agents to carry out identity checks on their customers, including buyers once their offer has been accepted. These checks must be completed for each purchaser who will become a legal owner of the property. An administration fee of £30 (inc. VAT) per individual purchaser applies for carrying out these checks.

GROUND FLOOR

1ST FLOOR



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.
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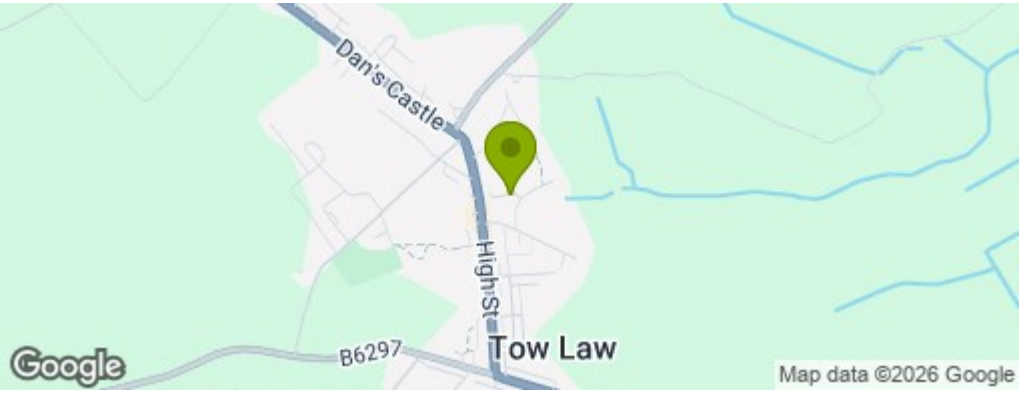

Property Information

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