



**Heron Drive**

Darlington DL1 1DL

**Offers Over £100,000**





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# Heron Drive

## Darlington DL1 1DL



- Residential Park Home
- Main Bedroom With En-Suite
- Council Tax Band A

- Two Bedrooms
- No Onward Chain

- Open Plan Lounge/Diner/Kitchen
- Over 50s Development

Residential park home. We are privileged to be able to offer to the market this two bedroom luxury quality detached lodge home for the over 50's situated in the ever popular Eastbourne location. The properties comes to the market with no onward chain and are double glazed and have central heating. In brief the accommodation comprises of living area with dining kitchen, inner hallway, two bedrooms, main having en-suite, family bathroom. The property sits on communal grounds which are managed and there is space for two vehicles on paved driveway to the front. The site is set within a gated community.

Viewing Recommended.

### Living Area

13'6 x 10'7 (4.11m x 3.23m)

Situated to the front being a light and bright well proportioned space having the advantage of windows to the side and front as well as french doors opening out to the decking area and feature fireplace with electric fire.

### Kitchen/Diner

13'6 x 8'9 (4.11m x 2.67m)

Well appointed and fitted with a range of wood effect units which are enhanced by complimentary work surfaces, there is ample storage with a range of integrated appliances to include washing machine/dryer, full sized fridge/freezer, integrated double oven, microwave and gas hob with overhead extractor.

### Inner Hallway

With light and radiator.

### Bedroom One

12'4 x 9'9 (3.76m x 2.97m)

The Master Suite to the rear and benefits from a full length picture window to the side which floods the room with natural light and enhances this generous space. There is ample storage to include overhead storage and a full sized dressing table. There is a door from the bedroom leading to the en-suite.

### En-Suite

Fitted with a contemporary white suite with overhead shower, wash hand basin, low level wc, extractor unit, heated towel radiator.

### Bedroom Two

11'3 x 7'5 (3.43m x 2.26m)

Window to side elevation, fitted robe and drawers and overhead storage. Currently used as a dressing room.

### Shower Room

With a refitted suite comprising shower within cubicle, low level wc, wash hand basin.

### Externally

The property sits on communal gardens which are managed. There is space for two vehicles via a paved driveway to the front. The homes are available with fitted quality patio decking.

### 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

-

Mobile coverage

EE

Vodafone

Three

C2

Broadband

Basic

3 Mbps

Superfast

61 Mbps

Ultrafast

1800 Mbps

Satellite / Fibre TV Availability

BT

Sky

Virgin

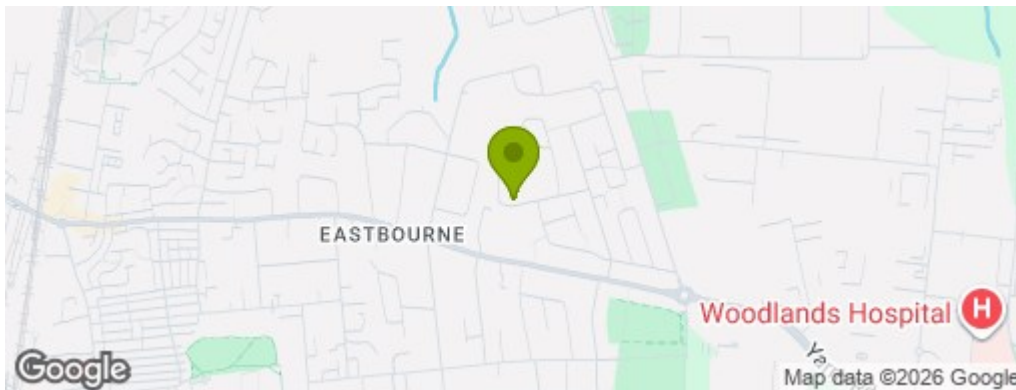
### Note

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GROUND 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 misstatement. 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 quantity or efficiency can be given.  
Made with floorplan 12026



## Property Information

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