

COPELAND RESIDENTIAL

SALES & LETTINGS



Nicholsons Terrace, Beamish, DH9

Asking Price

£153,000

Quiet Village Location

2/3 Bedroom Mid-Terrace

Modernised + Stylish Throughout

Country Views

Tenure: Freehold

Council Tax Band: A

EPC Rating: D



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STUNNING COUNTRY HOME IN SLEEPY COUNTY DURHAM VILLAGE -

Tucked away in the picturesque village of BEAMISH sits this stunning two bed mid-terrace on Nicholsons Terrace. Set back from the village's main street, this amazing home gives a 'Country Cottage' feel throughout and boasts amazing country views to the rear. This former three bedroom home which can be converted back to its original form, has the best of both worlds location wise. Perfectly positioned a short distance from major 'A' roads for commuting to the nearby towns and cities such as Chester-le-Street and Newcastle but a good distance away not to endure the heavy traffic. The property is also surrounded by many country paths and sits within walking distance of the world famous Beamish Open Air Museum.

The ground floor offers a spacious and brightly decorated lounge with wood flooring and an original vintage fireplace as a decorative feature as well as a modern kitchen offering a superb range of fitted units with uplighting and a stylish bathroom with a mains mixer rainfall style shower. The first floor offers two spacious bedrooms, which can be converted back into three bedrooms, as well as a WC. To the front exterior is a private and well-presented garden while the to the rear is a beautifully presented garden bursting with character, boasting an elevated decking area, large shed the size of a standard garage and vast country views. All for the amazing price of £153,000, this property is perfect for anyone looking for a country retreat which sits within easy reach of local towns and cities.

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Room Descriptions

Porch - Enter via a UPVC door into a porch with tiled flooring and UPVC double glazed windows. Access to a hallway via a hardwood door.

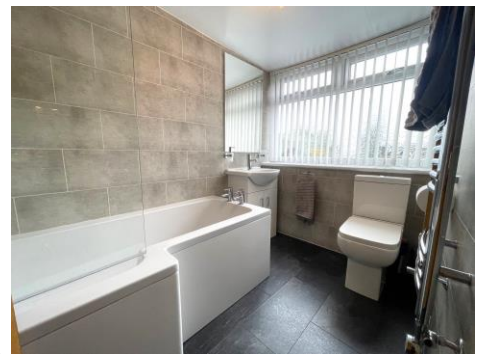
Hallway - Wood flooring. Access to a lounge and carpeted staircase to the first floor.

Lounge - 15'9 x 12' (4.87m x 3.66m) - Spacious and brightly decorated lounge with wood flooring, front-facing UPVC double glazed window, wall mounted radiator, decorative vintage fireplace as centrepiece, under stairs cupboard and access to the kitchen towards the rear.

Kitchen - 8'2 x 8'8 (2.51m x 2.71m) - Stunning range of fitted base and wall kitchen units with uplighting, contrasting work surfaces and tiled splashback. Integrated electric oven with gas hob and overhead extractor. Plumbing for a washing machine. Stainless steel sink with a mixer tap. Rear-facing UPVC double glazed window and door looking out onto a rear garden. Wall mounted radiator. Access to a ground floor bathroom.

Bathroom - 8'1 x 5'3 (2.48m x 1.64m) - LVT (Luxury Vinyl Tile) flooring and tile effect cladding splashback. Access to a three piece white bath suite with a mains mixer supplied rainfall style shower over the bath. Rear-facing UPVC double glazed window. Heated towel rail.

First Floor Landing - Carpeted landing with access to two bedrooms and a



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WC.

Bedroom One - 15'6 x 16' (4.77m x 4.89) - Formerly two bedrooms, this spacious and brightly decorated bedroom can be converted back into two separate bedrooms. Carpeted throughout with two front-facing and one rear-facing UPVC double glazed window. Storage cupboard and wall mounted radiator.

Bedroom Two - 9'1 x 8'2 (2.78m x 2.50m) - Carpeted bedroom with two rear-facing UPVC double glazed windows offering stunning country views, built-in cupboard accommodating for a Baxi combination boiler.

WC - 3' x 2'9 (0.94m x 0.89m) - Carpeted with access to a toilet and wash basin. Extractor fan.

Exterior - Private and wall-presented garden to the front while the rear offers a beautifully presented garden with a well-maintained decking area taking advantage of stunning country views and a large shed the size of a standard garage.



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