



Lansdowne Street

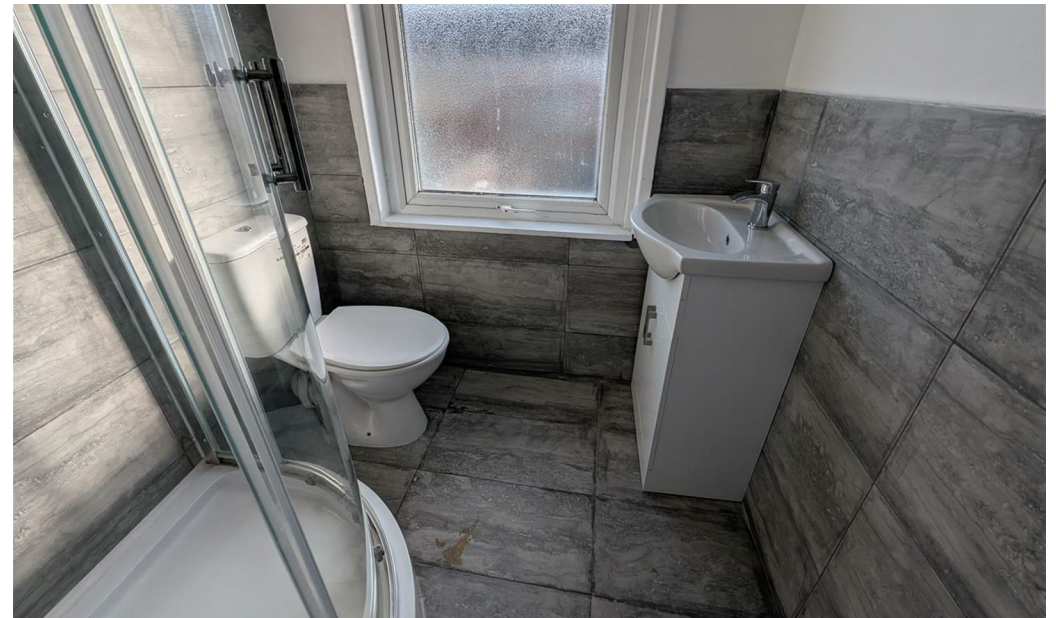
Darlington DL3 0NL

Or Nearest Offer £72,000





This footer paragraph is an example only and should not be relied upon as complying with current legislation. These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



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Lansdowne Street

Darlington DL3 0NL



- Two Bedroom Property
- Well Presented
- Council Tax Band A

- No Onward Chain
- Close to Amenities
- Epc Rating D

- Ideal Investment Opportunity
- Enclosed Yard to Rear

Welcome to Lansdowne Street. This two-bedroom mid-terraced house is situated in the popular Harrowgate Hill area of Darlington. The property has been updated with a refitted kitchen and bathroom, together with new carpets and flooring.

One of the standout features of this property is the fact that it is priced to sell, whether you're looking for a first time buy or an investment opportunity, this house ticks all the boxes.

Located close to many amenities, including shops, restaurants, and parks, Lansdowne Street offers the perfect blend of convenience and comfort. Don't miss out on the chance to own a piece of this vibrant neighbourhood. Book a viewing today and envision the possibilities that this lovely terraced house has to offer.

Entrance Porch

Upvc door to front.

Lounge

15'01 x 10'08 (4.60m x 3.25m)

Upvc double glazed bay window to front, storage cupboard into alcove and stairs to first floor.

Kitchen

7'11 x 10'10 (2.41m x 3.30m)

Two Upvc double glazed windows and door to rear. Fitted with medium oak wall, base and drawer units, composite sink with mixer tap, four ring gas hob and oven with extractor over. There is space for a washing machine, under stairs recess, tiled floor and radiator.

Landing

7'11 x 5'00 (2.41m x 1.52m)

Upvc double glazed window to rear and radiator.

Bedroom One

12'08 x 10'09 (3.86m x 3.28m)

Upvc double glazed window to front, cupboard housing Boiler and storage cupboard.

Bedroom Two

With Upvc double glazed window to the rear and radiator.

Shower Room

Upvc double glazed obscure window to rear, fitted with shower cubicle, waterfall and spray. Low level w.c, wash hand basin in vanity, part tiled walls and tiled floor.

Externally

To the rear is an enclosed yard mainly laid to concrete, with gated access to rear lane and storage shed.

Tenure

Freehold

Property Details

Local Authority: Darlington

Council Tax Band: A

Annual Price: £1,581

Conservation Area No

Flood Risk Very low

Floor Area 688 ft² / 64 m²

Plot size 0.02 acres

Mobile coverage

EE

Vodafone

Three

O2

Broadband

Basic

8 Mbps

Superfast

80 Mbps

Ultrafast

10000 Mbps

Satellite / Fibre TV Availability

BT

Sky

Virgin

Note

IMPORTANT NOTE TO PURCHASERS: We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. The services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only, and are not precise. Floor plans where included are not to scale and accuracy is not guaranteed. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller. We cannot also confirm at this stage of marketing the tenure of this house.



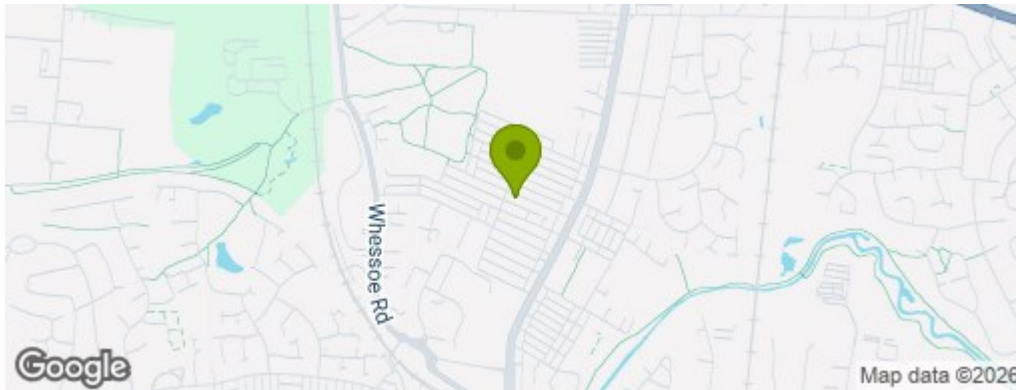
Floor 1



Floor 2



TOTAL: 50 m²
 FLOOR 1: 25 m², FLOOR 2: 25 m²
 Measurements Are Deemed Highly Reliable But Not Guaranteed.



Property Information

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