

PEACE COTTAGE 2 STAINTON

Barnard Castle, County Durham DL12 8RB

GSC GRAYS

PROPERTY • ESTATES • LAND

PEACE COTTAGE 2 STAINTON

Barnard Castle, County Durham DL12 8RB

Nestled in the charming village of Stainton, near Barnard Castle, this delightful two-bedroom period cottage offers a perfect blend of character and modern living. With its exposed timber beams and quaint features, the property exudes warmth and charm, making it an ideal retreat for those seeking a peaceful lifestyle.

Barnard Castle 2.5 miles, Darlington 16 miles, Durham 24 miles, Newcastle 40 miles, A1 (M) 19 miles. Please note all distances are approximate. Situated close to the historic market town of Barnard Castle, this property provides easy access to the amenities within Barnard Castle and the surrounding area. Darlington and Bishop Auckland are both within close proximity, while the cities of Newcastle, Durham, York and Leeds also easily accessible. The property lies in an attractive rural area, and provides an ideal base from which to explore Teesdale, the Yorkshire Dales and the Lake District. Barnard Castle has many amenities from local and national retailers. A range of educational opportunities are offered within the town such as local primary schools, Teesdale Comprehensive School and the well regarded Barnard Castle School.

GSC GRAYS

PROPERTY • ESTATES • LAND

5&6 Bailey Court Colburn Business Park, Richmond, North Yorkshire, DL9 4QL

01748 829217

agency@gscgrays.co.uk

GSCGRAYS.CO.UK





The Property

This delightful two-bedroom mid terraced period cottage dating back to the early 1800's offers a perfect blend of character and modern living. With its exposed timber beams and quaint features, the property exudes warmth and charm, making it an ideal retreat for those seeking a peaceful lifestyle.

The cottage boasts a spacious reception room, perfect for entertaining guests or enjoying a quiet evening in. The two well-appointed bedrooms provide ample space for relaxation, while the two bathrooms ensure convenience for both residents and visitors alike.

One of the standout features of this property is the enclosed walled garden, providing a private outdoor space to enjoy the fresh air and beautiful surroundings. Whether you wish to cultivate your own garden or simply relax with a book, this garden offers a serene escape.

The village location enhances the appeal of this cottage, offering a sense of community while still being within easy reach of local amenities and the stunning countryside that Barnard Castle is known for. This period property is not just a home; it is a lifestyle choice, perfect for those who appreciate the charm of a character home in a picturesque setting. .

Accommodation

Ground Floor

With entrance door to entrance porch, built-in storage cupboard and door to living room. The living room boasts exposed timber beams with bow window to front elevation overlooking the garden, built-in storage cupboard and door to kitchen. The dining kitchen includes a matching range of wall and base units incorporating rolled edge worksurfaces with stainless steel sink unit, built-in electric oven, hob and extractor with space and plumbing for washing machine. The dining kitchen also has a staircase to first floor, exposed timber beams and door to rear.

First Floor

With main bedroom having windows to front elevation, built-in wardrobe, exposed timber beams and en-suite shower room. There is a second bedroom on the first floor with window to rear elevation. The house bathroom comprises a panelled bath, pedestal wash hand basin and low level WC with window to rear elevation.

Externally

Gated access to enclosed walled garden mainly laid to paving with planted borders. To the rear of the property there are two useful external stores. Please note, there is a right of way for bin access.

Tenure

The property is believed to be offered freehold with vacant possession on completion.

Local Authority and Council Tax

Durham County Council Tel: 03000 26 00 00.

For Council Tax purposes the property is banded D.

Particulars

Particulars written in July 2026.

Photographs taken in July 2026.

Conditions of Sale - Anti-Money Laundering

Should a purchaser(s) have an offer accepted on a property marketed by GSC Grays they will need to undertake an identification check. This is done to meet our obligation under Anti Money Laundering Regulations (AML) and is a legal requirement. We use a specialist third party service to verify your identity. The cost of these checks is £37.50 plus VAT (£45.00 inc VAT) per buyer, which is paid in advance, when an offer is agreed and prior to a sales memorandum being issued. This charge is non-refundable.

Services and Other Information

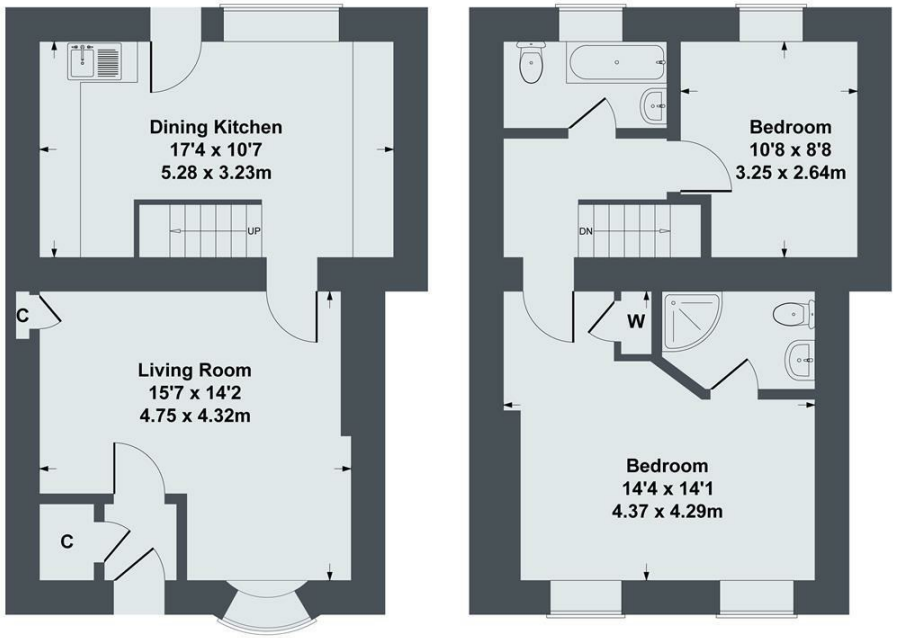
Mains electricity, gas and drainage, and water are connected. Gas fired central heating.





Peace Cottage, Stainton

Approximate Gross Internal Area
843 sq ft - 78 sq m

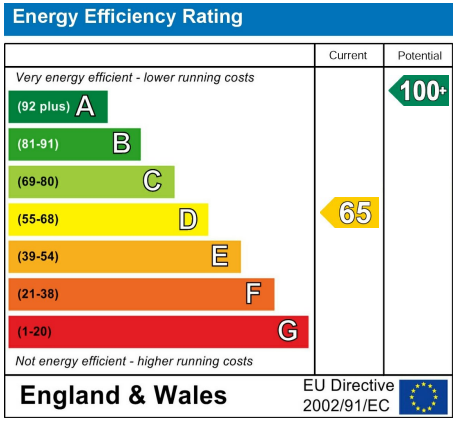


GROUND FLOOR **FIRST FLOOR**

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





Disclaimer Notice

GSC Grays gives notice that:

1. These particulars are a general guide only and do not form any part of any offer or contract.
2. All descriptions, including photographs, dimensions and other details are given in good faith but no warranty is provided. Statements made should not be relied upon as facts and anyone interested must satisfy themselves as to their accuracy by inspection or otherwise.
3. Neither GSC Grays nor the vendors accept responsibility for any error that these particulars may contain however caused.
4. Any plan is for guidance only and is not drawn to scale. All dimensions, shapes, and compass bearings are approximate and should not be relied upon without checking them first.
5. Nothing in these particulars shall be deemed to be a statement that the property is in good condition, repair or otherwise nor that any services or facilities are in good working order.
6. Please discuss with us any aspects that are important to you prior to travelling to the property.