



## Brownney Lane, Meadowfield, Durham

### £70,000



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EPC rating: D

- 3 Bed Mid Terrace
- 3 Well-proportioned bedrooms with integrated storage

- Chain Free
- Enclosed Rear Garden
- Fantastic Starter Home

## Description

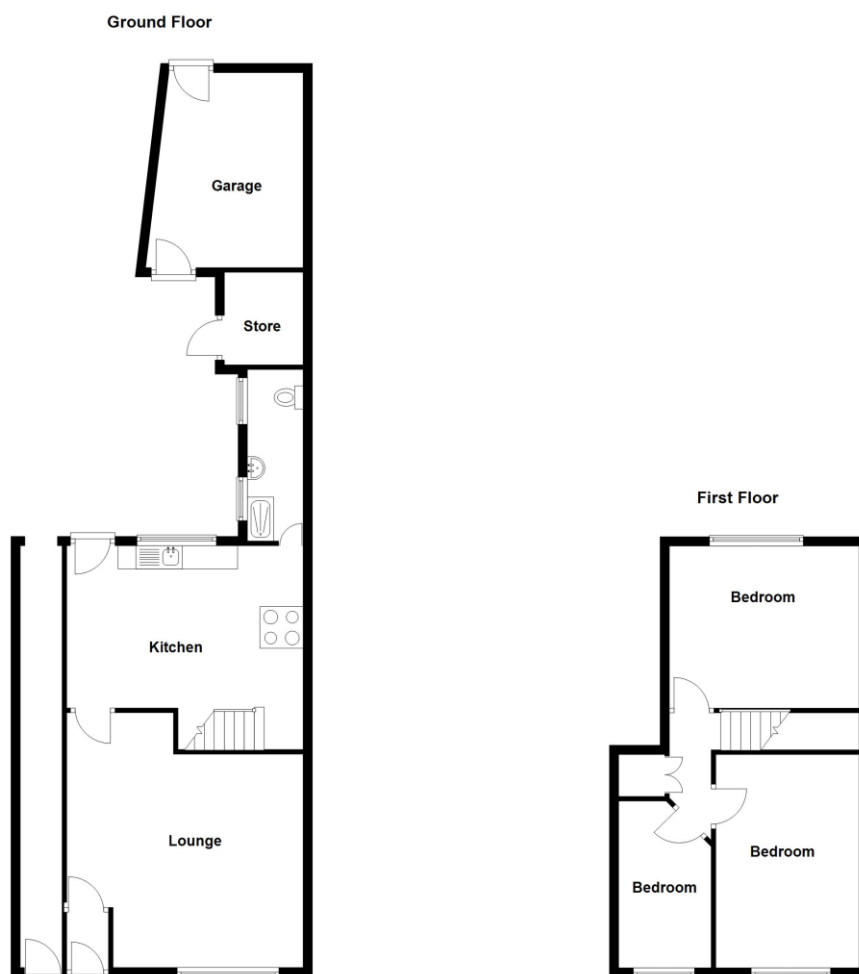
Nicholas Humphreys are pleased to present this spacious three-bedroom mid-terrace property, situated in the highly sought-after village of Meadowfield. Offered to the market with no onward chain, the home boasts a well-proportioned floorplan with a private garden and garage, ideal for a broad range of buyers.

This home offers a fantastic opportunity for first-time buyers looking to take their first step onto the property ladder, as well as investors seeking to enter or grow their portfolio. The floorplan briefly comprises an entrance porch, living room, kitchen and ground floor bathroom. To the first floor, there are two spacious double bedrooms and a well-proportioned single bedroom. The property further benefits from gas central heating and UPVC double glazing throughout. To the front of the property lies an additional front door providing access to a storage hallway offering scope to alter the floorplan to incorporate this space.

Externally there is an enclosed rear garden and integral garage.

The property enjoys a prime position in the popular village of Meadowfield, with a good selection of nearby amenities including shops, public houses, eateries, and leisure facilities. Durham City is easily accessible, providing an extensive range of retail, dining, and entertainment options. The location is well suited to families, with reputable local schools close by, and benefits from excellent connectivity via the A690 for straightforward commuting.

## Floorplan



Total area: approx. 119.3 sq. metres (1284.1 sq. feet)  
51 Browney Lane, Browney, Durham



## Photographs



## Map



## Notes