



**Starmer Crescent**

Darlington DL1 4DG

Offers Over £130,000





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 firms employment has the authority to make or give any representation or warranty in respect of the property.



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# Starmer Crescent

Darlington DL1 4DG



x 3



x 1



x 2

- Three Bedroom Semi-Detached Property
- Close to Schools
- Ideal Family Home

- Popular Eastbourne Area of Darlington
- Travel & Transport Links Close By
- Council Tax Band B

- Off Street Parking & Garage
- Priced To Sell
- EPC Rating D

Starmer Crescent, Darlington, this delightful semi-detached house presents an excellent opportunity for families and first-time buyers alike. Boasting three well-proportioned bedrooms, this property offers ample space for comfortable living. The two inviting reception rooms provide versatile areas for relaxation and entertainment, making it easy to host family gatherings or enjoy quiet evenings at home.

A highlight of this property is the off street parking, along with a garage, which adds to the practicality of this lovely home.

Families will appreciate the proximity to local schools, making the morning school run a breeze. The rear garden offers a private outdoor space, perfect for children to play or for adults to unwind in the fresh air.

This three-bedroom semi-detached house is competitively priced to sell, making it an attractive option in today's market. With its combination of space, convenience, and a welcoming atmosphere, this property is sure to appeal to those seeking a new home in Darlington. Don't miss the chance to make this charming residence your own.

## Entrance Hall

Upvc door to front, staircase to first floor landing with storage under and radiator.

## Lounge

12'06 x 15'04 (3.81m x 4.67m)

Upvc double glazed bow window to front, coving to ceiling and fireplace with inset gas fire.

## Dining Room

10'09 x 11'04 (3.28m x 3.45m)

Upvc sliding doors to conservatory and radiator.

## Kitchen

10'11 x 5'08 (3.33m x 1.73m)

Upvc double glazed window to rear, fitted cream wall, base and drawer units, space for a cooker, washing machine and fridge freezer.

## Conservatory

10'03 x 7'11 (3.12m x 2.41m)

Lean to style with Upvc double glazed windows to side and rear, door to rear and laminate flooring.

## Bedroom One

15'04 x 12'04 (4.67m x 3.76m)

Upvc double glazed bow window to front and radiator.

## Bedroom Two

7'02 x 9'06 (2.18m x 2.90m)

Upvc double glazed window to rear and radiator.

## Bedroom Three

6'08 x 5'02 (2.03m x 1.57m)

Upvc double glazed window to side and radiator.

## Bathroom

Upvc double glazed obscure window, panelled bath, w.c and wash hand basin.

## Externally

To the front is a generous driveway with access to garage.

## Tenure

Freehold

## Property Details

Local Authority: Darlington

Council Tax Band: B

Annual Price: £1,845

Conservation Area No

Flood Risk Very low

Floor Area 0 ft 2 / 0 m 2

Plot size 0.09 acres

Mobile coverage

EE

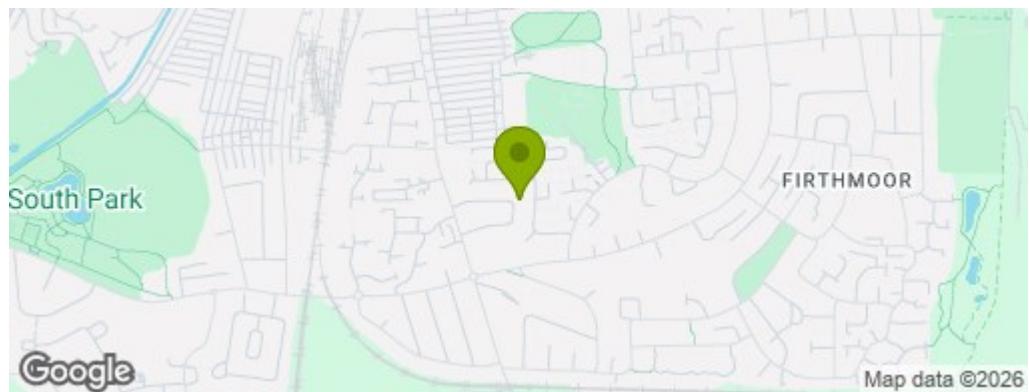
Vodafone

Three  
O2  
Broadband  
Basic  
4 Mbps  
Superfast  
75 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.



## Property Information

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