Bainbridge Avenue, Willington, DL15 0AZ
3 Bed - House - Mid Terrace
£69,950

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Bainbridge Avenue
Willington, DL15 0AZ

* NO CHAIN * DECEPTIVELY SPACIOUS * TWO RECEPTION AREAS * NEW BAXI COMBI BOILER JANUARY 2026 * NEW HARDWOOD FLOORING TO RECEPTION ROOMS * THREE BEDROOMS * SHOWER ROOM / WC *

Offered for sale with no onward chain is this deceptively spacious three bedroom home, situated within a convenient part of Willington. The property offers generous accommodation over two floors and should appeal to a variety of buyers including first-time purchasers, families and investors. It also benefits from a new Baxi combi boiler installed in January 2026 with a 10 year guarantee, along with new hardwood flooring to both reception rooms.

The floorplan comprises an entrance lobby, comfortable lounge opening through to a separate dining area, fitted kitchen and shower room/WC. The ground floor provides a practical and spacious layout with two reception areas which add flexibility for everyday living and entertaining. To the first floor there are three bedrooms.

Externally, the property benefits from on street parking to both the front and rear, together with an enclosed rear yard providing useful outside space.

Bainbridge Avenue is situated within Willington, a well-established town with a good range of local shops, supermarkets, schools and everyday amenities. The area offers convenient access to nearby Crook, Bishop Auckland and Durham, while the A690 and surrounding road links make commuting to Durham City and across the region straightforward. Willington also benefits from nearby countryside walks, local parks and recreational facilities, giving buyers a good balance of convenience and outdoor space.

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GROUND FLOOR

Entrance Lobby

Living Room
14'1" x 13'9" (4.3 x 4.2)

Dining Area
17'4" x 7'10" (5.3 x 2.4)

Kitchen
9'2" x 7'6" (2.8 x 2.3)

Shower Room / WC
7'10" x 5'6" (2.4 x 1.7)

FIRST FLOOR

Landing

Bedroom
14'1" x 10'5" (4.3 x 3.2)

Bedroom
11'1" x 9'2" (3.4 x 2.8)

Bedroom
7'6" x 6'6" (2.3 x 2)

AGENT'S NOTES
Council Tax: Durham County Council, Band A
Tenure: Freehold

Property Construction – Standard
Number & Types of Rooms – Please refer to the details and floorplan, all measurements are for guidance only
Gas Supply - Mains
Electricity supply – Mains
Water Supply – Mains
Sewerage – Mains
Heating – Gas Central Heating
Estimated Mobile phone coverage – Please refer to the Ofcom Website - https://www.ofcom.org.uk
Estimated Broadband Download speeds – please refer to the Ofcom Website – https://www.ofcom.org.uk

Building Safety – The Vendor is not aware of any Building Safety issues. However, we would recommend that the purchaser engages the services of a chartered surveyor to confirm.
Restrictions – covenants which affect the property are within the Land Registry Title Register which is available for inspection.
Selective licencing area – no
Rights & Easements – None known
Flood risk – refer to the Gov website - https://www.gov.uk/check-long-term-flood-risk
Coastal Erosion – refer to the Gov website - https://www.gov.uk/check-coastal-erosion-management-in-your-area
Protected Trees – None known
Planning Permission – Nothing in the local area to affect this property that we are aware of.
Accessibility/Adaptations – extended
Mining Area – Coal Mining Reporting Area, further searches may be required by your legal representative.

Disclaimer: Our details have been compiled in good faith using publicly available sources and information obtained from the vendor prior to marketing. Verification and clarification of this information, along with any further details concerning Material Information parts A, B & C, should be sought from a legal representative or appropriate authorities before making any financial commitments. Robinsons cannot accept liability for any information provided subsequent amendments or unintentional errors or omissions.

HMRC Compliance requires all estate agents to carry out identity checks on their customers, including buyers once their offer has been accepted. These checks must be completed for each purchaser who will become a legal owner of the property. An administration fee of £60 (inc. VAT) per individual purchaser applies for carrying out these checks.

Bainbridge Avenue

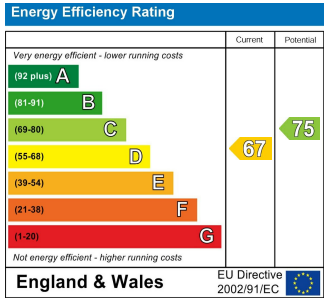
Approximate Gross Internal Area
904 sq ft - 84 sq m

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



For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings, if there are important matters which are likely to affect your decision to buy, please contact us before viewing the property. Robinsons can recommend financial services, surveying and conveyancing services to sellers and buyers. Robinsons staff may benefit from referral incentives relating to these services.

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