

Three Bed Terraced Barn Conversion for sale - £545,000

- Chilton/Ferryhill



Council Tax Band: H

EPC Rating: C

WEST CLOSE STABLES..CHILTON, COUNTY DURHAM A stunning Stone built barn conversion presented to a very high standard including approx 2 acre paddock with stables, storage, and Arena. The layout of living accommodation comprises of an outstanding attractive Kitchen including integrated appliances, lounge with media wall, garden room currently used as dining room with Bi-folding doors overlooking open views, three double bedrooms, En-suite and family bathroom, under floor heating system throughout the property, gas combi boiler provides hot water system, Externally a tarmac drive to double garage, with gardens to the front, side and rear. Sash hardwood double glazed unit windows are installed throughout the property, under floor heating throughout, gas combination boiler provides hot water. The property has recently had planning permission for an extension to the rear of the Kitchen, plans are available upon request. Situated within easy commuting access to Darlington, Bishop Auckland, Durham City, A1, A19, and surrounding Village areas within the Northeast.

VIEWING BY APPOINTMENT ONLY.

Bathrooms 2

Beds 3



- **STUNNING "WEST CLOSE STABLES" BARN CONVERSION**
- **APPROX 2 ACRE Paddock WITH STABLES/ARENA AND STORAGE**
- **THREE DOUBLE BEDROOMS**
- **EN-SUITE TO BEDROOM ONE / FAMILY BATHROOM**
- **SUPERB KITCHEN WITH INTERGRATED APPLIANCES**
- **DOUBLE GARAGE WITH DRIVE**

SCAN FOR DETAILS

Entrance Porch

Recently installed Hardwood entrance door, with sash windows to either side. Cupboard housing the under floor heating pump system. Cloak cupboard.

Hallway

The porch entrance into the hallway with access to all bedrooms, bathroom and lounge. Hardwood double glazed window to the front,

Kitchen/Breakfast

Well appointed kitchen, Island with cabinet space providing a focal point, double stainless steel sinks with Jet spray tap, appliances include two eye level double oven/grills, American Fridge/Freezer, intergrated dishwasher and washing machine, induction hob with extractor hood. Sash hardwood window to the rear. recently installed Hardwood stable door.

Lounge

Media wall with feature lighting and panelling to one wall, spot lights.

Dining Room

Stone feature wall/opening from the Lounge, currently used as a dining room, sash windows to both sides, Bi-Fold doors out to the rear garden with patio over looking open views.

Bedroom One

Two Hardwood sash double glazed windows to the side. fitted robes. Door to En-suite.

Bedroom Two

Sash Hardwood double glazed window to the side.

Bedroom Three

Sash Hardwood double glazed window to the side, pannelling to one wall, Fitted robes.

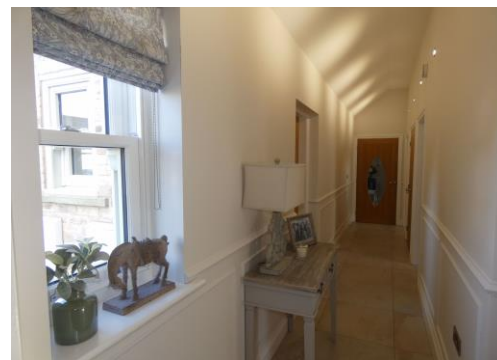
Family Bathroom

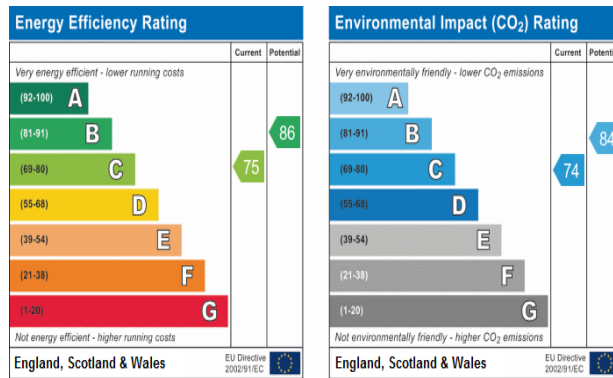
Bath, vanity unit with wash hand basin, back to wall W/C, fully tiled walls and flooring, large feature mirror to one wall, spot lights.

Externally

Double garage and drive, garden to the side, front and rear with patio. 2 acre of land split into paddocks with Stables and storage.

Stables





These details are for guidance only and complete accuracy cannot be guaranteed. If there is at any point, which is of particular importance, verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs are NOT necessarily included. Interested Parties are advised to check availability and make an appointment to view before travelling to see a property.

