



**CARVERS**  
SALES & LETTINGS

Mulgrave Court  
Woodham, Newton Aycliffe, DL5 4TY  
Offers in the region of £240,000

Bungalow - Detached



Occupying an elevated site, this DETACHED bungalow provides 3 bedroom living accommodation and is offered for sale with NO ONWARD CHAIN. An internal viewing will reveal a living room with separate dining room, kitchen/breakfast room, conservatory, en-suite shower room/WC and a family bathroom/WC. Externally there is a driveway extending to the side of the property with detached garage and large enclosed gardens to the rear. Whilst the property is in need of modernisation throughout it occupies a popular location off Lowther Drive consisting of "similar" style bungalows.



- Living room with separate dining room
- Kitchen/breakfast room
- Family bathroom/WC
- Sizeable enclosed rear garden
- No onward chain
- Conservatory
- En-suite shower room/WC
- Driveway leading to detached garage
- Modernisation required throughout

## Agents Notes

Tenure:- Freehold

Mains gas, (central heating to radiators), electricity & drainage

uPVC double glazing throughout

Council Tax:- Band D

Local Authority:- Durham County Council

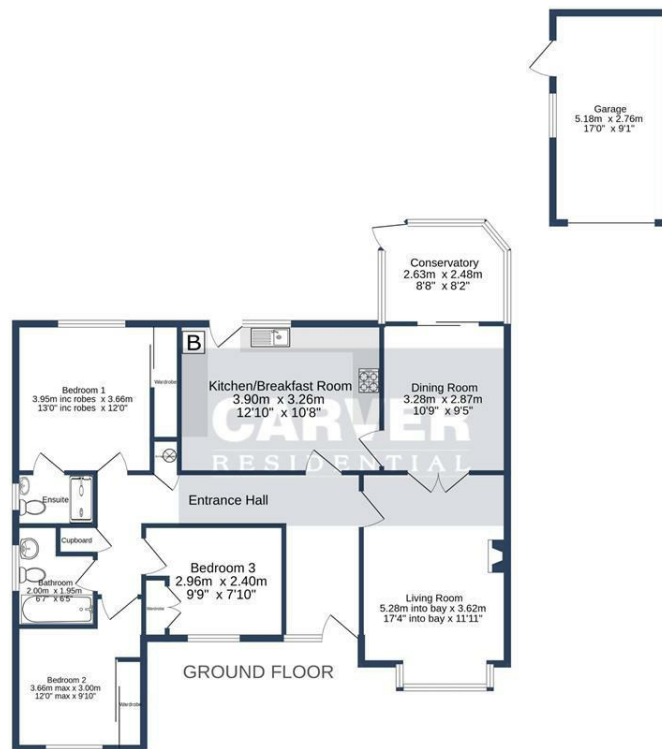
## Buyer(s) Identification Checks

Should a purchaser(s) have an offer accepted on a property marketed by Carver Residential 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, this is not a credit check and will have no effect on credit history. The cost of these checks is £36 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.

## Property Size

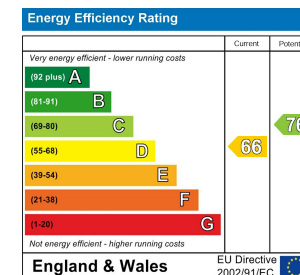
Please note the property size is taken from the Energy Performance Certificate and may not take into account all rooms from the floorplan (due to unheated space not being calculated e.g. conservatory, garage)





MULGRAVE COURT, NEWTON AYLCLIFFE, DL5 4TY.

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