



An exceptional THREE-STOREY DETACHED family home offering 4 BEDROOM living accommodation with ground floor STUDY and DETACHED SINGLE GARAGE.

Upon entering, you are greeted by a large entrance hallway that sets the tone for the rest of the home. The ground floor features a versatile study, a convenient WC, and a spacious living room adorned with French doors that lead to a charming "Juliet" balcony, allowing natural light to flood the space. The heart of the home is undoubtedly the sizeable open plan lower ground floor, which encompasses a fitted kitchen and dining area, also with French doors that open to the outside, creating a seamless flow for indoor-outdoor living. In addition there is a useful utility room.

The first floor is dedicated to rest and rejuvenation, featuring a principal bedroom complete with an en-suite shower room and WC, alongside three additional well-proportioned bedrooms and a family bathroom./WC. Each room is designed to offer comfort and privacy, making it an ideal retreat for family members or guests.

Set on a generous corner plot, the property benefits from a double-width driveway as well as a detached garage. The low maintenance enclosed rear garden provides a perfect space for outdoor activities or simply enjoying the fresh air in a private setting.

This delightful home is not only spacious and well-appointed but also conveniently located, making it a fantastic opportunity for those seeking a modern family residence in Shildon.





Agents Notes

Tenure:- Freehold

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

uPVC double glazing throughout

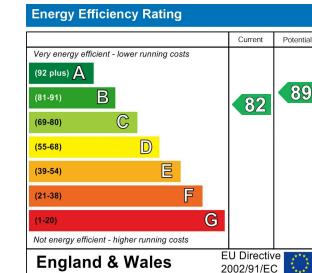
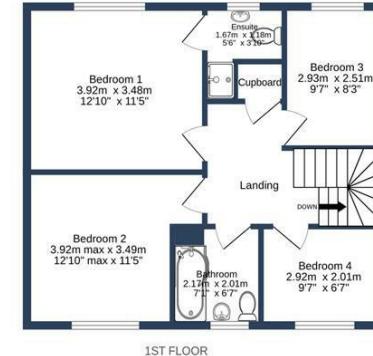
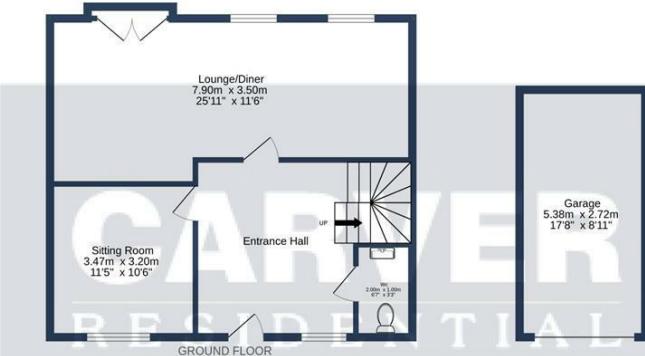
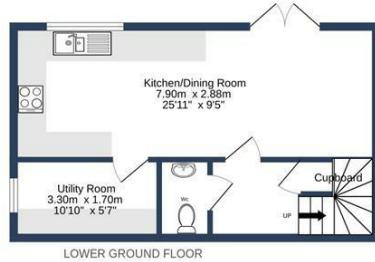
Council Tax:- Band D

Local Authority:- Durham County Council

Agents Notes:- we understand that there is potential for the property to be sold with No Onward Chain.

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.



WORDSELL WAY, SHILDON. DL4 2GU.

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MAB 6202

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14 Duke Street, Darlington
Co Durham, DL3 7AA
01325 357807
sales@carvergroup.co.uk

63 Dalton Way, Newton Aycliffe
Co Durham DL5 4NB
01325 320676
aycliffe@carvergroup.co.uk

41 Market Place, Richmond
North Yorkshire, DL10 4QL
01748 825317
richmond@carvergroup.co.uk

219 High Street, Northallerton
North Yorkshire DL7 8LW
01609 777710
northallerton@carvergroup.co.uk