



20, Blackwell,

Darlington, DL3 8QY

Offers in the region of £550,000

House - Semi-Detached
4 Bedroom/s
2 Bathroom/s

Located in the highly sought-after Blackwell area of Darlington, this beautifully renovated semi-detached home offers a perfect blend of modern living and classic charm. Ideally situated, the property provides easy access to excellent transport links, including Darlington train station, the A1 south, and the A66 towards Teesside, making it an excellent choice for commuters and families alike. This stunning home is situated in the desirable Blackwell area, known for its excellent local amenities and transport connections. Ample off-street parking with a generous driveway provides convenient parking for multiple vehicles. The spacious rear garden is well-maintained, perfect for outdoor relaxation and entertaining. Elegant interiors have been thoughtfully renovated to a high standard, combining modern fixtures with timeless elegance. On the ground floor, a large and welcoming hallway provides access to all main living areas. There are two beautifully presented reception rooms, offering flexibility for living and dining arrangements. A stylish and well-equipped kitchen features quality fittings and ample storage space. The first floor includes four well-proportioned bedrooms, each offering comfort and natural light. A modern family bathroom is tastefully designed with contemporary fittings. A private en-suite shower room is attached to the primary bedroom, providing added luxury and convenience. This exceptional home is perfect for families seeking a comfortable and stylish residence in a prime Darlington location. Early viewing is highly recommended to fully appreciate all that this beautiful property has to offer.





- PRIME LOCATION WITH EASY ACCESS TO TRANSPORT LINKS INCLUDING DARLINGTON TRAIN STATION, A1 SOUTH, AND A66.
- TWO RECEPTION ROOMS AND A STYLISH KITCHEN OFFERING FLEXIBLE AND MODERN LIVING SPACES.
- PERFECT FAMILY HOME IN A HIGHLY DESIRABLE AREA, IDEAL FOR COMFORTABLE AND STYLISH LIVING.
- AMPLE OFF-STREET PARKING WITH A GENEROUS DRIVEWAY AND A SPACIOUS, WELL-MAINTAINED REAR GARDEN.
- FOUR WELL-PROPORTIONED BEDROOMS INCLUDING A PRIMARY BEDROOM WITH AN EN-SUITE SHOWER ROOM.

GENERAL INFORMATION:

Tenure: Freehold

Services: Gas central heating, mains electric, water and drainage.

Local Authority: Darlington Borough Council (Tax Banding E)

Buyers 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. this may potentially exclude a conservatory and/or garage)

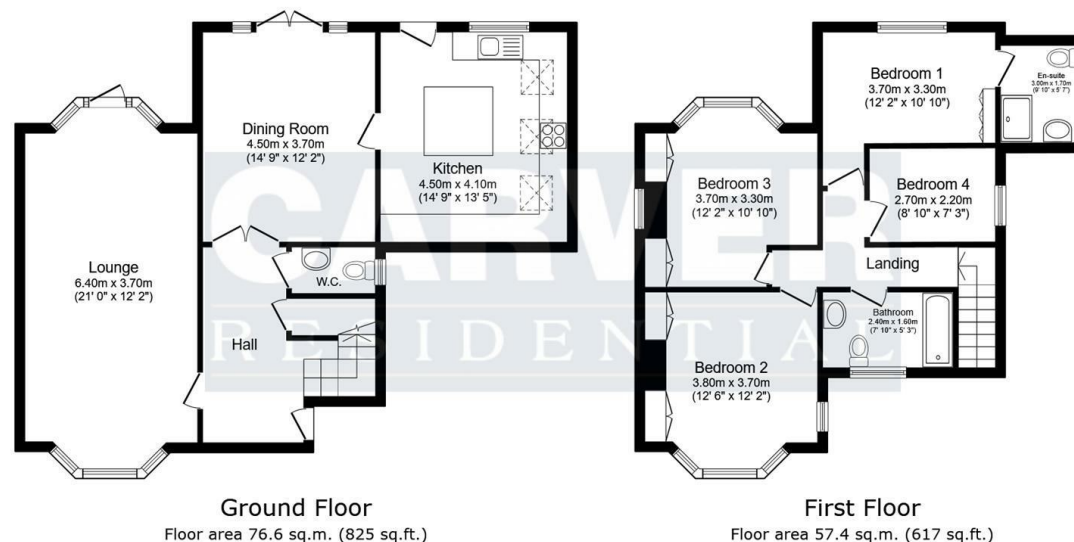
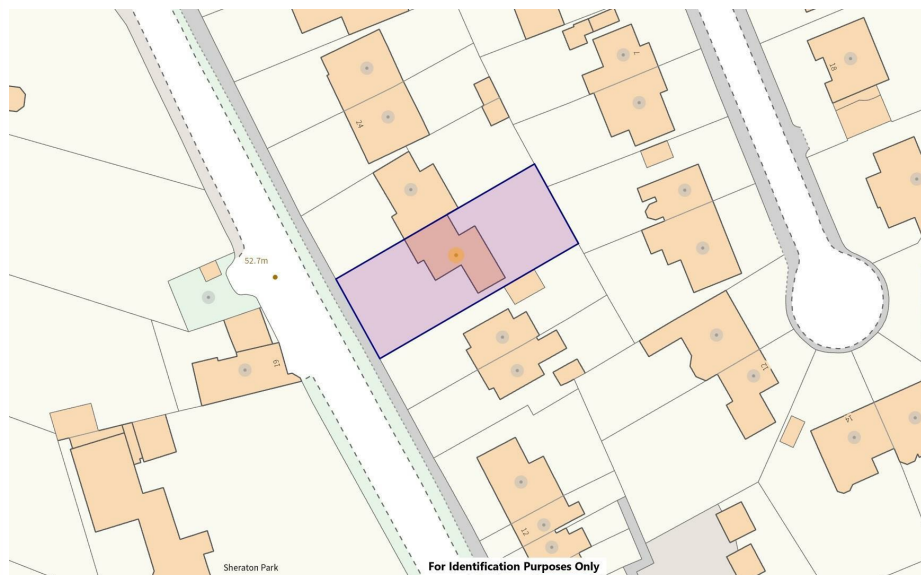








Energy Efficiency Rating		Current	Potential
Very Good	A		
Good	B		
Fair	C		
Below Average	D		
Poor	E		
Very Poor	F		
Very Poor	G		
Energy Efficiency Rating		57	67



Total floor area: 134.0 sq.m. (1,442 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

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MAB 6202



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