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Wilton Court
Newton Aycliffe, DL5 7PU
£950

Bungalow - Detached
2 Bedroom/s
1 Bathroom/s

Situated in the tranquil cul-de-sac of Wilton Court within the sought-after Greenfields development of Newton Aycliffe, this modern detached bungalow presents an exceptional opportunity for those seeking a spacious and comfortable home. Spanning an impressive 936 square feet, this property has been thoughtfully extended to the rear, offering an abundance of reception space ideal for both relaxation and entertaining.

Upon entering, you are greeted by a welcoming hallway that leads to a generous "L" shaped living and dining room, perfect for family gatherings or quiet evenings. The fitted kitchen and breakfast room provide a practical yet stylish space for culinary pursuits, while the adjoining conservatory invites natural light and offers a serene spot to enjoy the garden views. Additionally, a study provides a versatile area that can be tailored to your needs, whether as a home office or a quiet reading nook.

The bungalow features two well-proportioned double bedrooms, with the principal bedroom benefiting from built-in wardrobes, ensuring ample storage. A modern shower room with WC completes the internal layout, catering to all your needs.

Externally, the property boasts a low-maintenance garden to the rear, ideal for those who prefer to spend their time enjoying rather than maintaining their outdoor space. The driveway extends alongside the





- Detached bungalow
- Extended to rear to create 3, further reception rooms
- Shower room/WC
- Large detached garage
- Beautifully maintained throughout
- 2 bedrooms
- Fitted kitchen
- Extensive driveway
- Quiet cul-de-sac location
- Popular Greenfields development

Agents Notes

Tenure:- Freehold

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

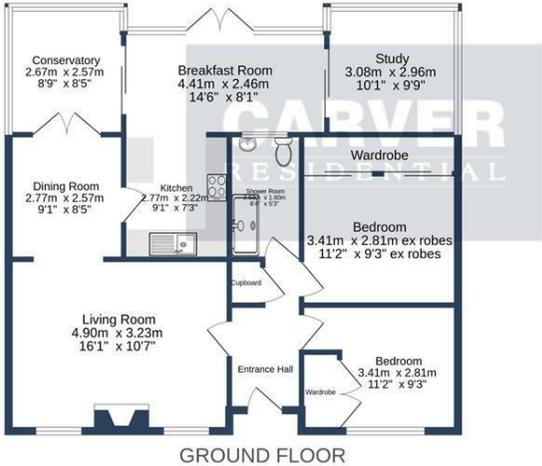
uPVC double glazing throughout

Council Tax:- Band C

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.



GROUND FLOOR

WILTON COURT, NETON AYCLIFFE, DL5 7AU.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Made with Metropix 12/2021

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Floor Area from EPC - 936.00 sq ft

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MAB 6202



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