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Longfield Road
Darlington, DL3 0RU

Offers in the region of £45,000

NICK & GORDON
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RESIDENTIAL

A competitively priced first floor apartment, ideally suited to a wide variety of buyers, situated within a small purpose built development, within Harrowgate Hill, within easy walking distance to shops, schools, bus routes etc. The apartment benefits from electric heaters, and internally briefly comprises, communal entrance hallway, with stairs leading to the first floor, entrance hall, a large open plan living/diner/kitchen, also having a shower room/WC, and master bedroom. Apartments as competitively priced as this one are always in high demand. Buyers please note there is NO ONWARD CHAIN.





- NO ONWARD CHAIN
- POPULAR LOCATION
- SHOPS,SCHOOLS CLOSE BY
- NEUTRAL DECOR
- ONE BED APARTMENT
- COMPETITIVELY PRICED
- WALKING DISTANCE TO THE DENES
- READY TO MOVE INTO
- NEWLY CARPETED
- ELECTRIC HEATING

TENURE

The property is leasehold held on a 125 year lease dating from 2001

Ground Rent: £10.00

Service Charge: 1/4/23 - 31/3/24 £464.00

GENERAL INFORMATION:

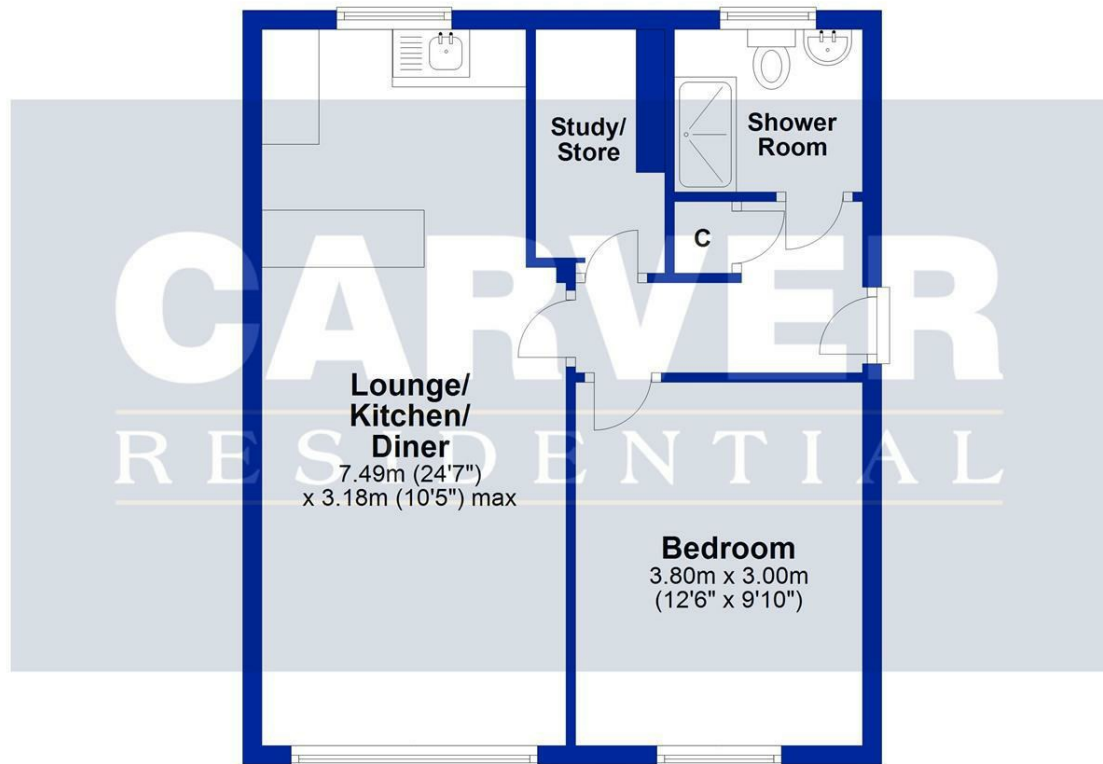
Tenure: Leasehold

Services: mains electric, water and drainage. single glazing to windows

Local Authority: Darlington Borough Council (Tax Banding A)

Ground Floor

Approx. 46.6 sq. metres (501.1 sq. feet)



Total area: approx. 46.6 sq. metres (501.1 sq. feet)

For identification purposes only. Not to scale.
Plan produced using PlanUp.

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	

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The fee is up to 1% but a typical fee is 0.3% of the amount borrowed

MAB 6202



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