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Orchid Drive  
Heighington Village, Newton Aycliffe, DL5 6AN  
**Price £325,000**

House - Detached  
4 Bedroom/s  
2 Bathroom/s



Nestled in the charming village of Heighington, this stunning detached house on Orchid Drive is a true gem. Boasting four bedrooms, and two bathrooms, spacious living room, stunning kitchen/diner with a host of integrated appliances, also having French doors opening to the south facing rear garden, also having the benefit of a ground floor cloaks/WC and a handy utility room., this property offers ample space for a growing family or those who love to entertain.

As you step inside, you'll be greeted by a home that has been meticulously maintained to show house standards. The quality fixtures and fittings throughout the house add a touch of luxury to everyday living. Located in a small exclusive development, this property offers a sense of community while still providing privacy and tranquillity. The picturesque village location provides a peaceful retreat from the hustle and bustle of city life.

One of the standout features of this property is the south-facing rear garden. Imagine entertaining or spending time with family.

If you're looking for a home that combines elegance, comfort, and a touch of luxury, this property on Orchid Drive is the perfect choice. Don't miss the opportunity to make this house your dream home in the heart of the English countryside.







- EXCLUSIVE SMALL DEVELOPMENT
- PRESENTED TO SHOW HOUSE STANDARDS THROUGHOUT
- SET WITHIN THE PICTURESQUE VILLAGE OF HEIGHINGTON
- CORNER PLOT
- MATURE, ESTABLISHED SOUTH FACING REAR GARDEN

- BUILT TO A HIGH SPECIFICATION BY BELLWAY HOMES
- SUITED TO THE FAMILY BUYER
- FABULOUS OPEN PLAN KITCHEN/DINER WITH QUALITY INTERGRATED APPLIANCES
- DRIVE AND GARAGE
- INTERNAL VIEWING WILL IMPRESS THE DISCERNING BUYER

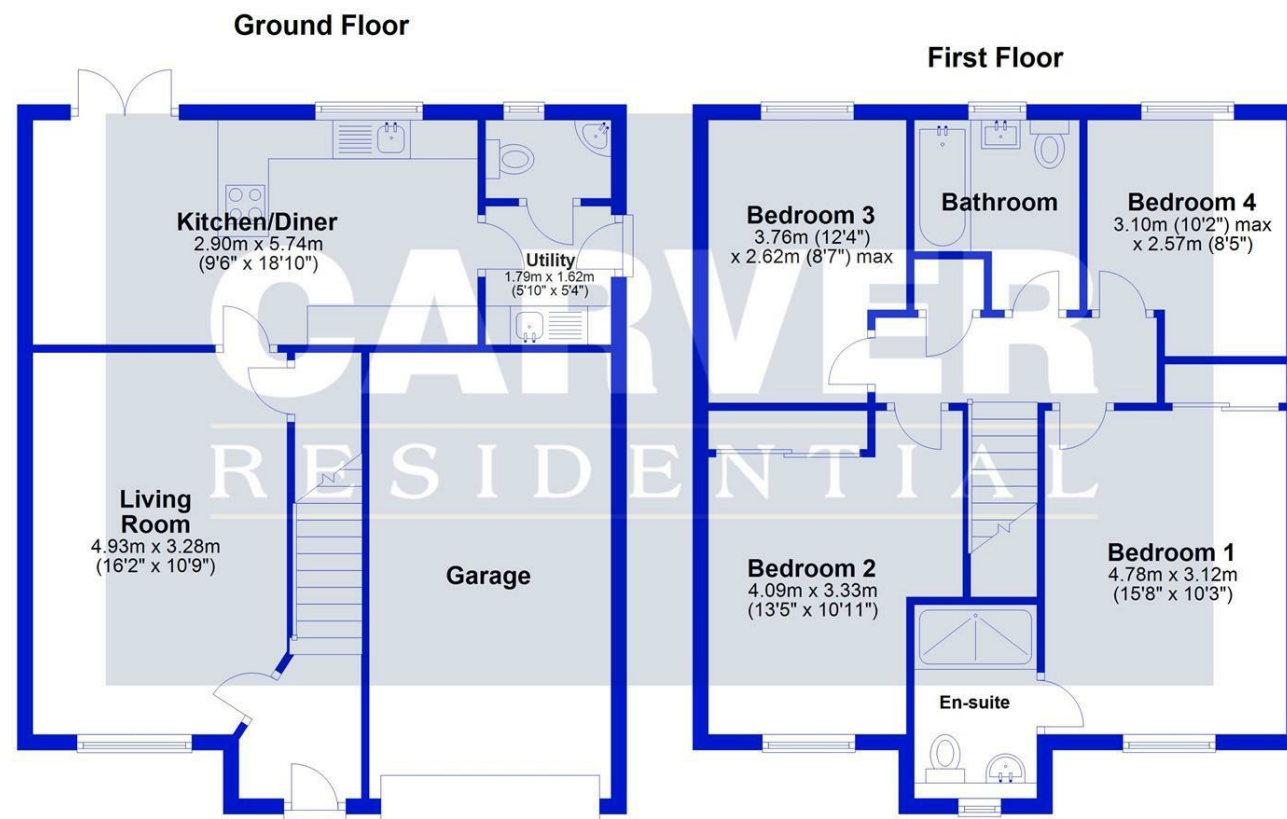
#### GENERAL INFORMATION:

Tenure: Freehold

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

Double glazing, Also having the remaining balance of a 10 year NHBC guarantee.

Local Authority: Darlington Borough Council (Tax Banding E)



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

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		<b>94</b>
(81-91) <b>B</b>	<b>83</b>	
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

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