



Nestled in the sought-after West End location of Carmel Road North, Darlington, this exclusive apartment offers a unique opportunity for those aged 55 years and over. Boasting a purpose-built apartment with no onward chain, this property is ready to welcome you home.

Step inside to discover a beautifully fitted kitchen complete with quality integrated appliances, perfect for whipping up your favourite meals. The communal established gardens provide a serene setting for you to relax and enjoy the outdoors without the hassle of maintenance.

With its convenient location and age restriction, this property offers a peaceful retreat for those looking to settle down in a welcoming community. Don't miss out on the chance to make this house your new home sweet home.



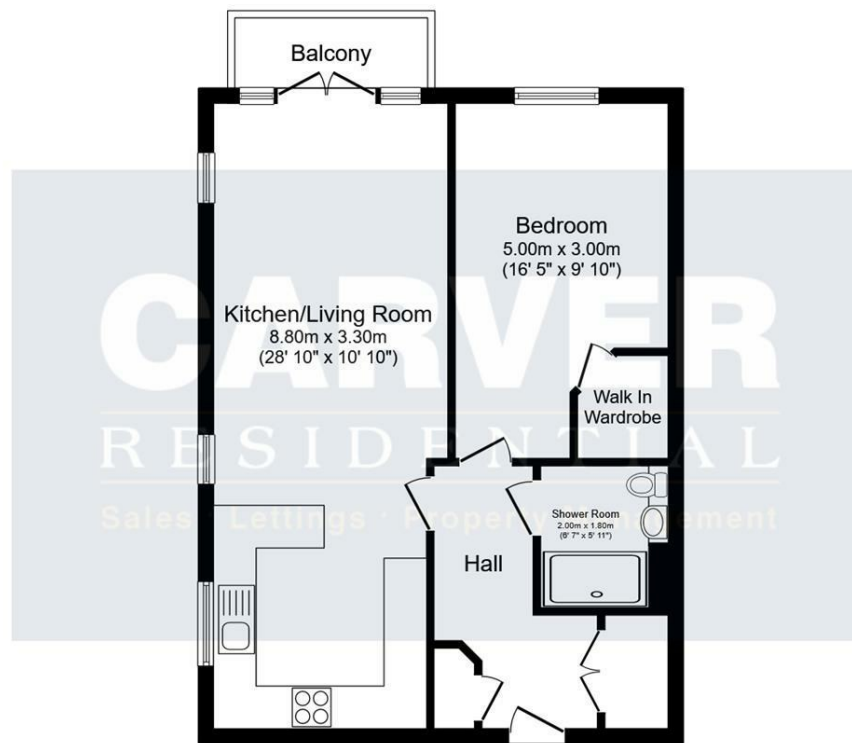


- NO ONWARD CHAIN
- FULLY FITTED KITCHEN WITH QUALITY APPLIANCES
- COMMUNAL MATURE, ESTABLISHED GARDENS
- AGE RESTRICTION OF 55 YEARS AND OVER
- EARLY VIEWING WILL IMPRESS THE DISCERNING BUYER.
- SMALL EXCLUSIVE PURPOSE BUILT DEVELOPEMENT
- WALK-IN WARDROBE OFF SPACIOUS BEDROOM
- WELL PLACED FOR SHOPS AND BUS ROUTES
- BALCONY WITH VIEWS TO THE REAR
- LIFT OR STAIRS

TENURE

The property is leasehold held on a year 99 year lease dating from 2017

Service Charge: £2,494.08 and combined ground rent and service charge covering the cleaning of the communal hall and gardening of the communal grounds.



Floor Plan

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	86	86
(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

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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