



**Winchester Drive**

Brandon DH7 8UG

**Offers In The Region Of £180,000**







This footer paragraph is an example only and should not be relied upon as complying with current legislation. These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.





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# Winchester Drive

Brandon DH7 8UG



- No onward chain
- EPC RATING - E
- South facing rear garden

- Highly sought after location
- Three well proportioned bedrooms
- Only 4 miles from Durham City

- Rarely available
- Large garage
- Lovely countryside walks

Available with no onward chain, this three bedroom semi detached bungalow is situated in a highly sought after location within walking distance to local amenities and countryside.

The spacious living accommodation comprises of a welcoming hallway with cloaks cupboard, generous living room with feature fireplace, a comprehensively fitted kitchen, inner hall, master bedroom with built in wardrobe, two further well proportioned bedrooms and bathroom/WC. Externally the property enjoys a south facing garden, a long driveway for off street parking and large detached garage.

Properties in this location prove very popular, we therefore recommend an early viewing to avoid disappointment.

## Entrance Hall

Welcoming hallway entered via UPVC double glazed door. Having a cloaks cupboard, coving and radiator.

## Living Room

17'10" x 11'10" (5.44 x 3.63)

Very spacious reception room which also has space to dine, if required. Having a UPVC double glazed window to the front, feature fireplace housing a gas fire with back boiler, coving and radiator.

## Inner Hall

With an airing cupboard and access to the loft.

## Kitchen

11'8" x 8'0" (3.58 x 2.46)

Fitted with a comprehensive range of units having laminate worktops incorporating a sink and drainer unit with mixer tap, an electric cooker, fridge/freezer and washing machine. Further features include a UPVC double glazed window to the rear, a UPVC double glazed external door to the side and pantry cupboard.

## Bedroom One

9'11" x 9'6" min (3.03 x 2.91 min)

Double bedroom with a UPVC double glazed window to the front, built in wardrobe, coving and radiator.

## Bedroom Two

11'8" x 8'4" (3.58 x 2.56)

Double bedroom with a UPVC double glazed window to the rear, coving and radiator.

## Bedroom Three

9'0" x 8'8" (2.75 x 2.66)

Further well proportioned bedroom with a UPVC double glazed window to the rear, coving and radiator.

## Bathroom/WC

7'8" x 6'7" (2.34 x 2.03)

Comprising of a panelled bath with electric shower over, pedestal wash basin, WC and UPVC double glazed opaque window to the side.

## EXTERNAL

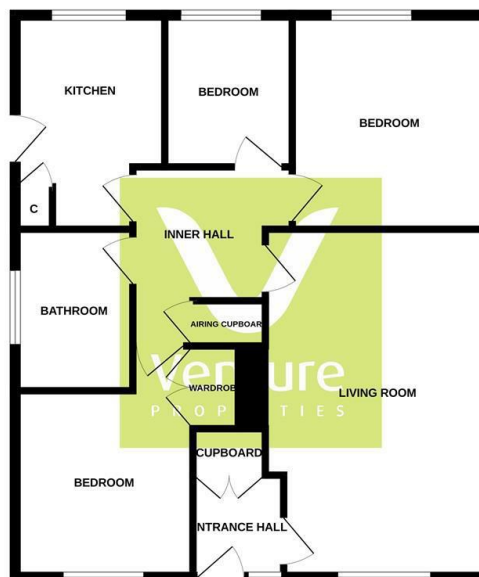
To the front of the property is a lawned garden with planted borders and a driveway which extends down the side of the bungalow leading to the garage. At the rear is an enclosed, low maintenance, south facing garden.

## Garage

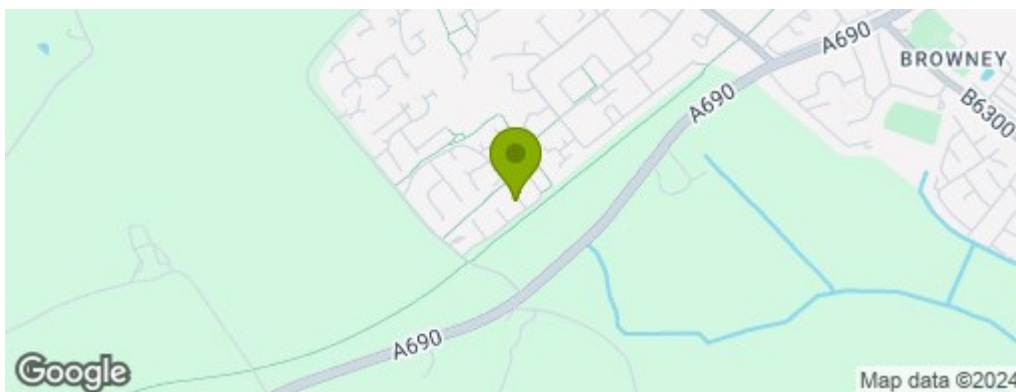
19'3" x 9'10" (5.87 x 3.01)

A larger than average detached garage with up and over door and window to the side.

# GROUND FLOOR



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 errors, omissions or mis-statements. This plan is for illustrative purposes only and should be used as such for any prospective purchase. The area, location and appearance of the property may vary from the details shown and no guarantee as to their accuracy or efficiency can be given.  
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## Property Information

EPC RATING - E : TENURE - FREEHOLD : COUNCIL TAX BAND - C

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