



## Northumberland Street

Darlington DL3 7HB

£150,000







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 firm's employment has the authority to make or give any representation or warranty in respect of the property.



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# Northumberland Street

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- Tenant Currently Paying £650pcm
- En-Suite

- First Floor Apartment
- Allocated Parking Bay

- Two Bedrooms
- Town Centre Location

This well presented deceptively spacious first floor modern apartment comes to the market with no onward chain. The property is ideally located in the heart of the Imperial quarter in the Grange Road area of Darlington, close to many trendy bars, boutiques and beauty salons. The property would be perfect for a variety of purchasers and offers open plan versatile living with gas central heating, upvc double glazing and the master bedroom has an en-suite shower room.

Viewing comes recommended.

## Entrance Hallway

With staircases to all floors.

## Apartment Hallway

With handset for intercom system.

## Open Plan Lounge/Kitchen/Diner

With two upvc double glazed windows to front and double doors to the rear with balcony overlooking car park.

## Kitchen Area

Fitted with a range of cherry wall, base and drawer units, concealed boiler, four ring gas hob, oven and extractor, integrated washer/dryer, one and a half bowl

stainless steel sink unit, integrated microwave and integrated dishwasher.

## Bedroom One

Two upvc double glazed windows to the rear, fitted with double wardrobes, radiator.

## En-Suite

Fitted with a suite comprising shower cubicle, wash hand basin, low level wc, radiator and tiled floor.

## Bedroom Two

Two upvc double glazed windows to the front, laminate flooring and double wardrobe.

## Bathroom

Two upvc double glazed windows to the rear, fitted with a suite comprising panelled bath, low level wc, wash hand basin, part tiled walls, heated towel rail. laminate flooring

## Externally

There is allocated parking via remote control gates

## Council Tax

Band D

## Tenure

Leasehold

125 year Lease from 1/1/2006

Service Charges: £980

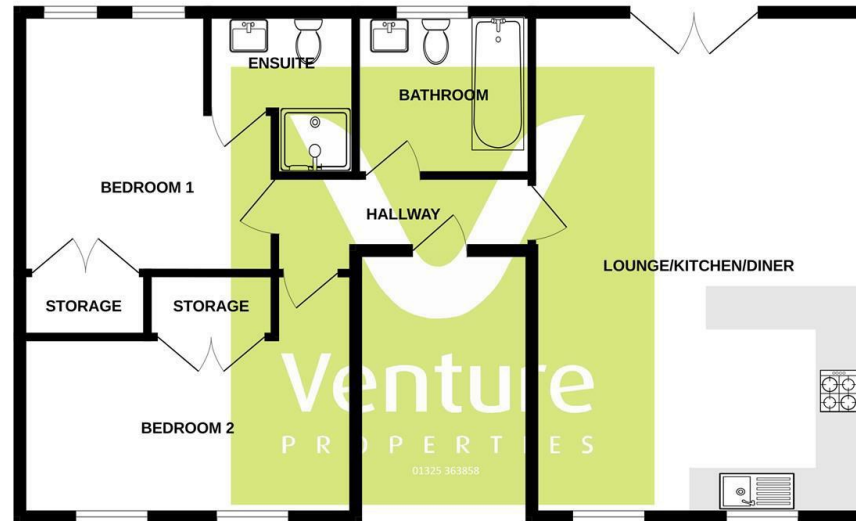
Ground Rent: £100

## Note

IMPORTANT NOTE TO PURCHASERS: We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. The services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only, and are not precise. Floor plans where included are not to scale and accuracy is not guaranteed. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller. We cannot also confirm at this stage of marketing the tenure of this house



## 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 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.  
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## Property Information

**01325 363858**

45 Duke Street, Darlington, County Durham, DL3 7SD  
sales@venturepropertiesuk.com