



VENTURE
PLATINUM

Chapel Row | Darlington
Offers Over £229,950



Welcome to this charming Grade II listed terraced house located in the picturesque village of Sadberge on the outskirts of Darlington and within easy reach of other neighbouring villages and Teesside.

This delightful property boasts a lovely reception room, perfect for relaxing or entertaining guests. the modern open plan kitchen and dining room provide a lovely space for cooking and enjoying meals together. With two spacious double bedrooms, there is plenty of room for a growing family or for guests to stay over.

The well-maintained gardens offer a peaceful retreat where you can unwind and enjoy the outdoors.

The community village feel of Sadberge adds to the appeal of this property, making it a wonderful place to call home. There are two public houses, a Chirch and a Village Hall which hosts a variety of classes, post office, and popular cafe.

Don't miss out on the opportunity to make this lovely house your own - viewing is highly recommended to fully appreciate all that it has to offer.

Lounge 6.12m x 4.55m (20'01 x 14'11)

Wooden door to front, open plan staircase to the first floor and two radiators, there is a recess into the chimney breast with feature gas stove.

Kitchen/Diner 4.55m x 2.72m (14'11 x 8'11)

Upvc double glazed window and double doors to rear, fitted with a range of grey high gloss wall, base and drawer units. There is a five ring gas hob with electric oven and extractor over. Composite sink with mixer tap and breakfast bar with deep pan drawer. Integrated dishwasher and fridge and adequate space for table and chairs. There is feature solid wood flooring.

First Floor Landing

Upvc double glazed window to rear, office/study area and double cupboard storage.

Bedroom One 4.67m x 3.66m (15'04 x 12'00)

Sash window to front and radiator.

Bedroom Two 4.65m x 2.49m (15'03 x 8'02)

Sash window to front, storage cupboard and radiator.

Bathroom

Upvc obscure double glazed window to rear, freestanding bath with mixer and spray and walk in double shower cubicle. Low level w.c and wash hand basin in vanity. There is stripped flooring and heated towel rail.

Front Externally

With a lawned area and parking.

Front View





Externally

To the rear is mainly paved with pagoda, there is a covered seating area and lawned area. There is also a single garage and rear access gate. There is a parking space behind the garage door and an outhouse for the use of additional electric appliances.

Council Tax
Band D





Tenure

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

Property Information



Local Authority
Darlington
Council Tax
Band:
D
Annual Price:
£2,259
Conservation Area
Sadberge
Flood Risk
No Risk
Floor Area
0 ft 2 / 0 m 2
Plot size
0.08 acres
Mobile coverage

EE
Vodafone
Three
O2
Broadband

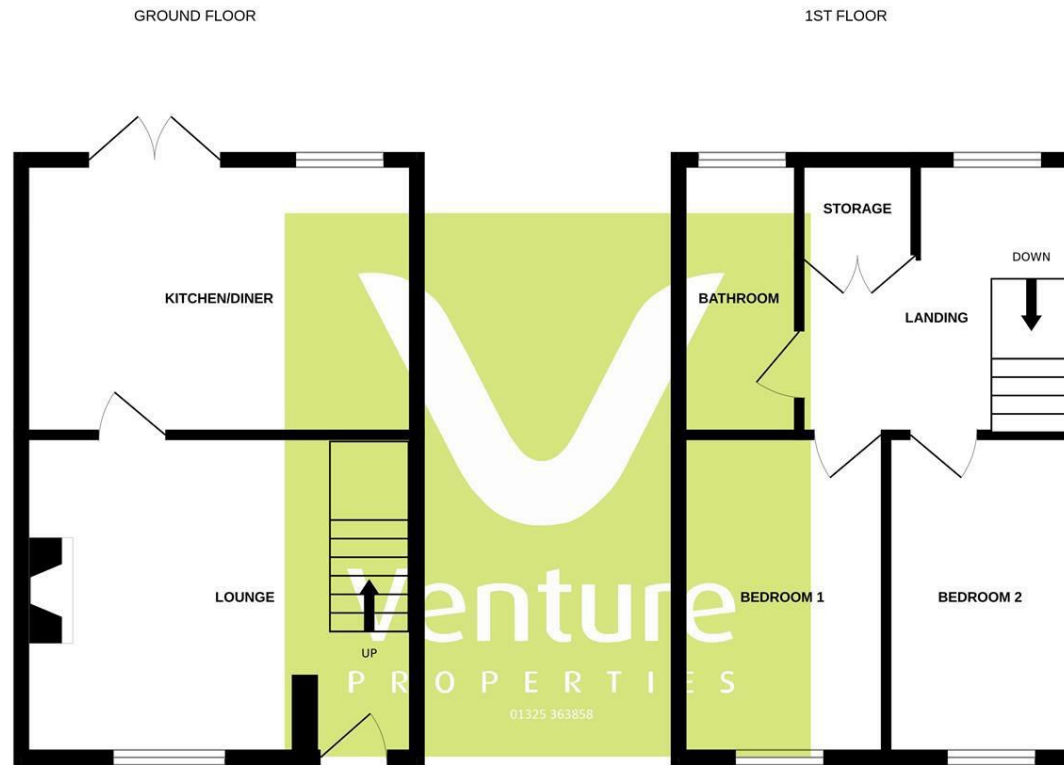
Basic
5 Mbps
Satellite / Fibre TV Availability

BT
Sky





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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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