



Cockerton Green

Darlington DL3 9EG

£110,000





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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- Terrace
- Enclosed Garden to Rear
- EPC Rating C

- Two Bedrooms
- No Onward Chain
- Close To Local Amenities

- Located On Cockerton Green
- Council Tax Band B

63 Cockerton Green, Darlington, DL3 9EG. We are acting in the sale of the above property and have received an offer of £105,000 on the above property. Any interested parties must submit any higher offers in writing to the selling agent before exchange of contracts takes place.

This spacious two bed terraced property is offered to the market with no onward chain and is situated in a sought after location on Cockerton Green; close to local amenities, the town centre and memorial hospital. In our opinion the property would suit a variety of purchasers.

In brief, the property comprises; entrance vestibule, lounge, kitchen. To the first floor are two bedrooms and a shower room. Enclosed yard to rear with a storage shed.

Viewings are recommended.

Entrance Vestibule

With door to the front and radiator.

Lounge

17'9 x 12'9 (5.41m x 3.89m)

Sash window to the front, radiator, beams to ceiling and staircase to the first floor.

Kitchen

12'7 x 9'10 (3.84m x 3.00m)

Upvc double glazed window to the rear, fitted with a range of wall, base and drawer units, contrasting work surfaces, 4 ring gas hob, oven, space for washer, space for fridge, radiator and door to the rear.

First Floor

Landing.

Bedroom 1

13'8 x 10' (4.17m x 3.05m)

Sash window to the front, a range of fitted wardrobes, radiator

Bedroom 2

9'9 x 7'4 (2.97m x 2.24m)

Upvc double glazed window to the rear and radiator.

Shower Room

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

Externally

There is a garden to the rear with shed.

Council Tax

Band B

Tenure

This property is freehold

Note

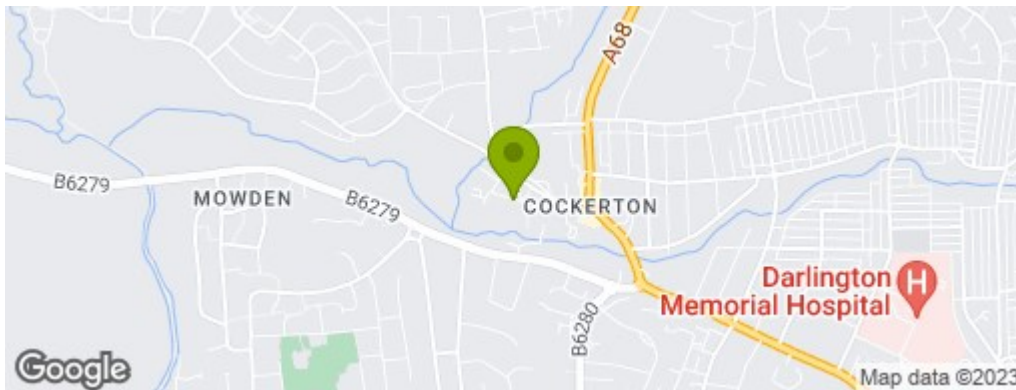
IMPORTANT NOTE TO PURCHASERS: We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. The services, systems and appliances listed in this specification 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

63, Cockerton Green



Total Area: 66.9 m² ... 720 ft²

All measurements are approximate and for display purposes only



Property Information

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