



## Faversham Park

Darlington DL3 0UN

Offers Over £190,000





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# Faversham Park

Darlington DL3 0UN



- Modern, Extended Semi-Detached Property
- Gardens to Front & Rear
- Close to Local Amenities

- Located in The High Grange Area of Darlington
- Driveway and Garage
- Very Well Presented Throughout

- Three Spacious Bedrooms
- Viewing Highly Recommended
- Council Tax Band C

In the sought after High Grange area of Darlington, this stunning three-bedroom semi-detached house is a true gem. The property has been thoughtfully extended to the rear, providing a comfortable living space.

Upon entering, you will be greeted by a well-presented lounge that exudes warmth and charm, making it the perfect space to relax or host guests. The modern decoration throughout the home is in excellent order, ensuring that you can move in with ease and comfort.

The property boasts three spacious bedrooms, each offering a peaceful retreat for rest and relaxation. The well-appointed bathroom caters to all your needs, making daily routines a breeze.

Externally, you will find delightful gardens both to the front and rear of the property, providing a lovely outdoor space for children to play or for you to enjoy a quiet moment in the fresh air. The driveway leads to a single garage, offering convenient parking and additional storage options.

This delightful property, with its prime location is sure to attract considerable interest. We highly recommend viewing at your earliest convenience to fully appreciate all that this wonderful potential new home has to offer.

## Entrance Hallway

Composite door to front, staircase to first floor landing and radiator.

## Lounge

11'9" x 15'8" (3.6 x 4.8)

Upvc double glazed window to front, coving to ceiling, fireplace with fire and marble hearth, radiator. Access to Kitchen/Diner.

## Kitchen/Dining Room

14'9" x 8'6" (4.5 x 2.6)

Upvc double glazed window and double doors to rear, providing access to the Garden Room. Modern range of wall, base and drawer units, incorporating an integrated microwave, with contrasting work surfaces. Gas hob with stainless steel extractor over, integrated oven and decorative splashback. Stainless steel sink with mixer tap and space for a fridge freezer. There is ample space for a table and chairs. Wood flooring.

## Garden Room

Bright and airy room with Upvc generous window to side and double doors to rear garden. Visible beam feature, two Velux rooflight windows and spotlights to ceiling. Tiled flooring.

## First Floor Landing

### Bedroom One

7'10" x 13'9" (2.4 x 4.2)

Upvc double glazed window to front and radiator.

### Bedroom Two

7'10" x 11'1" (2.4 x 3.4)

Upvc double glazed window to rear and radiator.

### Bedroom Three

6'6" x 9'2" (2.0 x 2.8)

Upvc double glazed window to front and radiator.

## Bathroom/W.C

5'10" x 6'6" (1.8 x 2.0)

Upvc double glazed obscure window to rear, fitted with modern suite comprising panelled bath with shower over, spray and screen. Low level w.c and wash hand basin in vanity. Part tiled walls and wood flooring.

## Externally

12'08 x 12'00 (3.86m x 3.66m)

The property stands on a prime plot in a quiet cul-de-sac location.

To the front there is a driveway, access to garage with electric roller doors and access to the rear. There is also a separate pebbled garden area.

To the rear is mainly laid to paving with a fixed corner pergola. There is also pedestrian access to the garage.

## Property Details

Local Authority: Darlington

Council Tax Band: C

Annual Price: £2,108

Conservation Area No  
Flood Risk Very low  
Floor Area 0 ft 2 / 0 m 2  
Plot size 0.06 acres  
Mobile coverage

EE  
Vodafone  
Three  
O2  
Broadband

Basic  
3 Mbps  
Superfast  
69 Mbps  
Ultrafast  
10000 Mbps  
Satellite / Fibre TV Availability

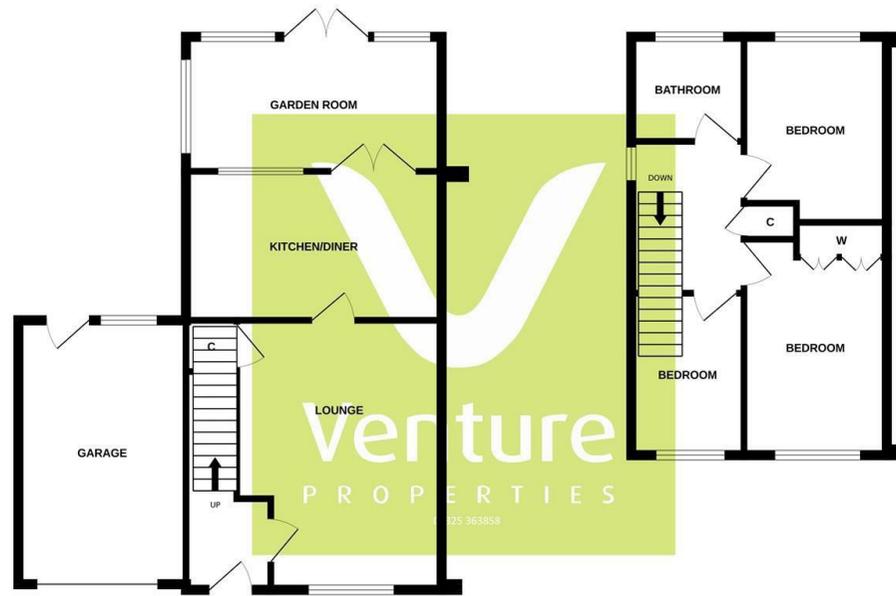
BT  
Sky  
Virgin

## Note

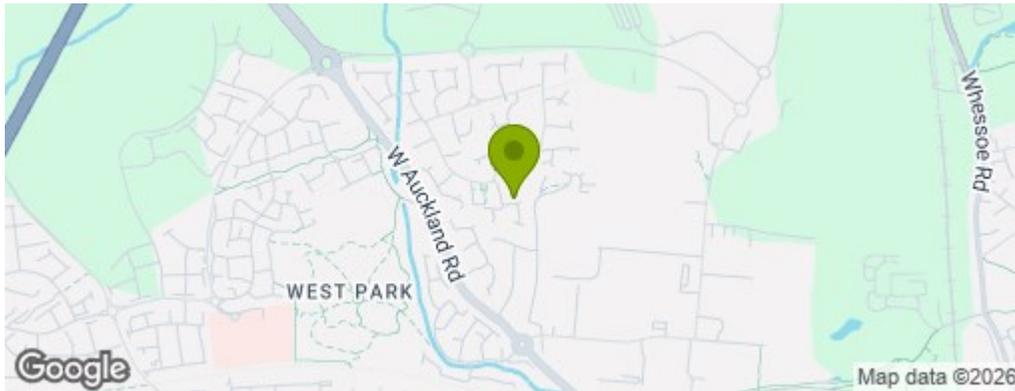
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GROUND FLOOR

1ST FLOOR



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## Property Information

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