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VENTURE
PLATINUM

Lunedale Road | Darlington
£250,000



This immaculately presented three bedroom home comes to the market with no onward chain. The property offers excellent size family accommodation and would suit a variety of purchasers. The property sits on a large corner plot within the West End / Mowden area of Darlington and within a short walk from excellent primary and secondary schools, local shops and bus routes. The property is well presented throughout and offers off street parking to the front and large garden to the rear.

Viewing is highly recommended.

Entrance Hall

Composite door to the front, radiator, storage cupboard and staircase to the first floor.

Lounge 4.22m x 3.66m (13'10 x 12)

Upvc double glazed bow window to the front, gas fire and radiator.

Dining Room 3.20m x 2.90m (10'6 x 9'6)

Upvc double glazed bow window to the rear, radiator.

Kitchen 3.18m x 2.64m (10'5 x 8'8)

Upvc double glazed window to the side, fitted with a range of wall, base and drawer units, contrasting work surfaces, electric hob, eye level double oven, stainless steel sink unit, integrated freezer, integrated fridge and upvc door to the rear.

First Floor

Landing. Upvc double glazed window to the side, access to the loft via drop down ladder which is fully boarded with power and lighting.

Bedroom 1 3.56m x 2.67m (11'8 x 8'9)

Upvc double glazed bay window to the front, fitted wardrobes and radiator.

Bedroom 2 3.91m x 3.76m (12'10 x 12'4)

Upvc double glazed window to the rear, radiator.

Bedroom 3 2.62m x 2.36m (8'7 x 7'9)

Upvc double glazed window to the front, fitted wardrobes, radiator.

Bathroom

Upvc double glazed window to the rear, fitted with a suite comprising free standing bath, integrated shower cubicle, low level wc, wash hand basin, fully tiled walls and tiled flooring, ceiling spotlights and heated towel rail.

Externally

To the front of the property there is a block paved driveway for off street parking and a large garden to the rear.

Council Tax

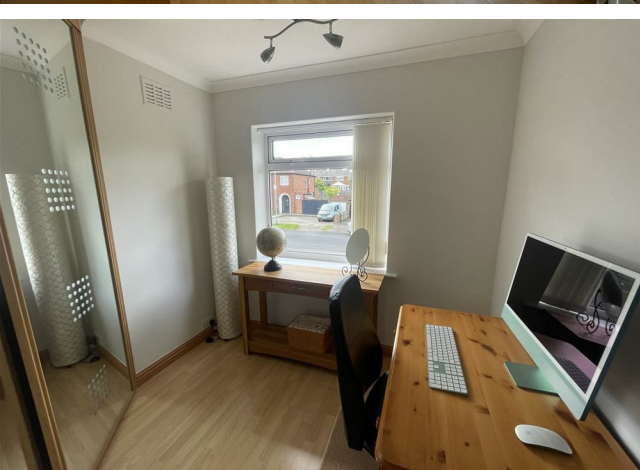
Band C

Tenure

This property is freehold

Note





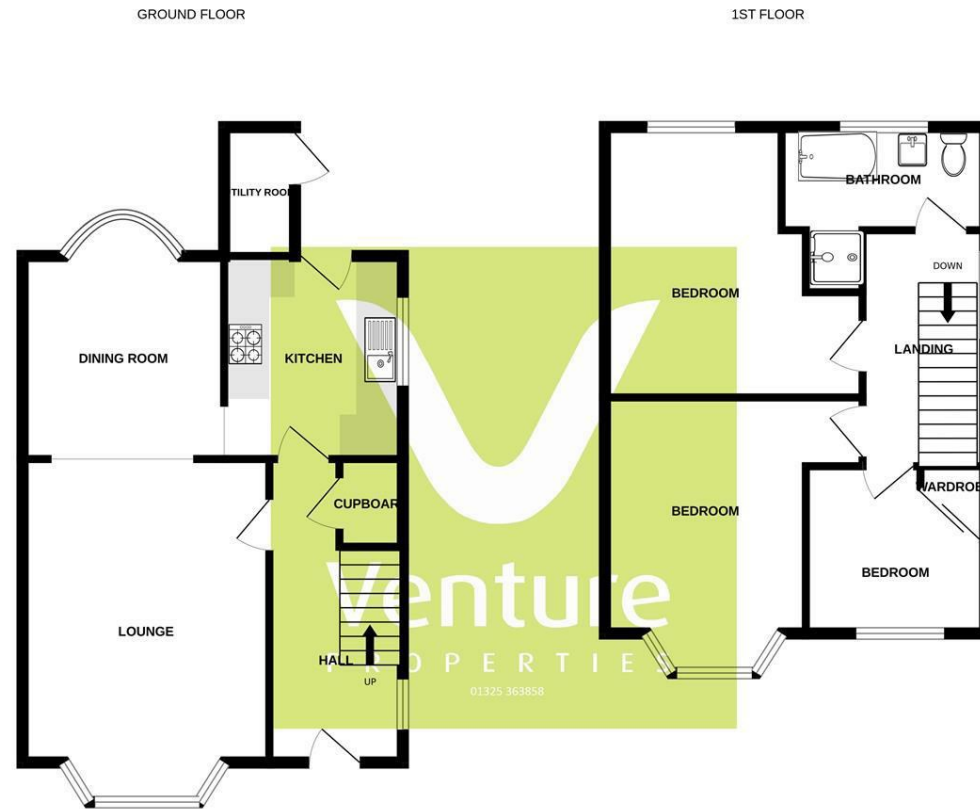
IMPORTANT NOTE TO PURCHASERS: We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. The services, systems and appliances listed in this specification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







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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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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

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