VENTURE

PLATINUM

High West Road | Crook
Offers Over £250,000

This three-bedroom detached bungalow is offered **for sale** in Crook and is presented in good condition. The property provides practical single-storey living, with three reception rooms offering flexible space for living and dining, and one kitchen serving the home.

Accommodation includes two double bedrooms and one single bedroom, suitable for a range of household needs. The shower room complements the layout and supports convenient day-to-day use.

Externally, the bungalow benefits from a large south-facing front garden, providing an attractive outdoor area with good natural light throughout the day. To the rear, there is a substantial driveway leading to a garage, offering generous off-street parking.

The property is situated in Crook, a market town in County Durham with a selection of local shops, supermarkets, cafés and essential amenities centred around the town centre. Crook offers access to local primary and secondary schools, along with leisure and recreational facilities in and around the town.

Public transport in Crook is mainly provided by local bus services, with routes towards Bishop Auckland and Durham, where mainline rail connections are available to destinations including Newcastle, Darlington, York and London. Road links by car connect Crook to the wider region via the A68 and A690, giving access to County Durham and beyond.

This detached bungalow represents an opportunity to purchase a well-arranged three-bedroom home with garden, parking and garage in a convenient Crook location.

## GROUND FLOOR

## Entrance Porch
Via timber front door and storage cupboard housing gas boiler.

## Dining Room 3.351 x 3.307 (10'11" x 10'10")
Having central heating radiator and uPVC double glazed window to rear.

## Lounge 6.633 x 4.133 (21'9" x 13'6")
With a feature fireplace housing gas fire, patio doors to conservatory, central heating radiator and uPVC double glazed bay window to front.

## Conservatory 3.779 x 2.967 (12'4" x 9'8")
With patio doors to garden.

## Kitchen 3.619 x 3.474 (11'10" x 11'4")

Fitted with a range of wall and base units with contrasting work surfaces over, plumbing for washing machine, one and a half bowl sink and drainer , integrated electric oven and separate electric hob, space for fridge freezer and uPVC double glazed window and door to rear.

## Inner Hallway

Having central heating radiator and leads to bedrooms and bathroom.

## Bedroom One 4.334 x 3.647 (14'2" x 11'11")

With fitted wardrobes, central heating radiator and uPVC double glazed bay window to front.

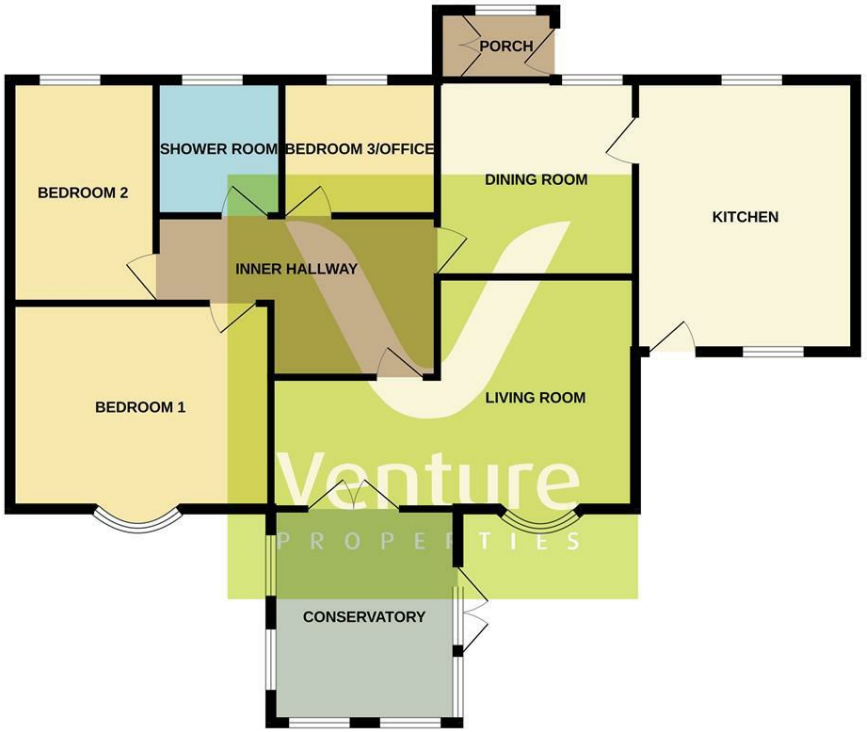
## Bedroom Two 3.699 x 2.434 (12'1" x 7'11")

Having Fitted wardrobes to one wall, central heating radiator and uPVC double glazed window to rear.

## Bedroom Three/Office 2.548 x 2.240 (8'4" x 7'4")

Having central heating radiator and uPVC double glazed window to rear

# 50 High West Road | Crook




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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