



7 Cloverhill Court, Stanley, DH9 6BU

Guide price £165,000

A simply stunning three bedroom detached family home, located on an ever-popular estate on the outskirts of Stanley, offered For Sale via Option A – Unconditional Online Auction Terms with a BUY IT NOW PRICE of £165,000 plus Auction Fees of £4,404 Inc VAT.

The extended property briefly comprises entrance vestibule, converted garage into either a 4thbedroom or study, through lounge with Bay window to front aspect, central dining room with French doors to rear garden and staircase to first floor, impressive fully fitted kitchen, utility and WC. To first floor is a central landing, three double sized bedrooms, superior en-suite shower room off master bedroom with elevated views over the rear garden and a white family bathroom WC with roll top bath. Externally is an enclosed rear garden, front garden and double length driveway.

A rare opportunity to purchase a superb family home with no onward chain and would be an excellent purchase for either an expanding family or first-time buyer with an extremely attractive Guide Price.

Viewings are strictly by appointment only.

Vestibule

Study/ Bedroom 4 12'9" x 7'5" (3.91m x 2.28m)

Lounge 17'9" x 11'6" (5.43m x 3.51m)

Dining Room 14'8" x 10'4" (4.48m x 3.15m)

Kitchen 10'11" x 8'9" (3.33m x 2.68m)

Utility Room 5'7" x 4'9" (1.72m x 1.45m)

WC

Landing

Bedroom 1 13'8" x 8'7" (4.18m x 2.62m)

En-suite

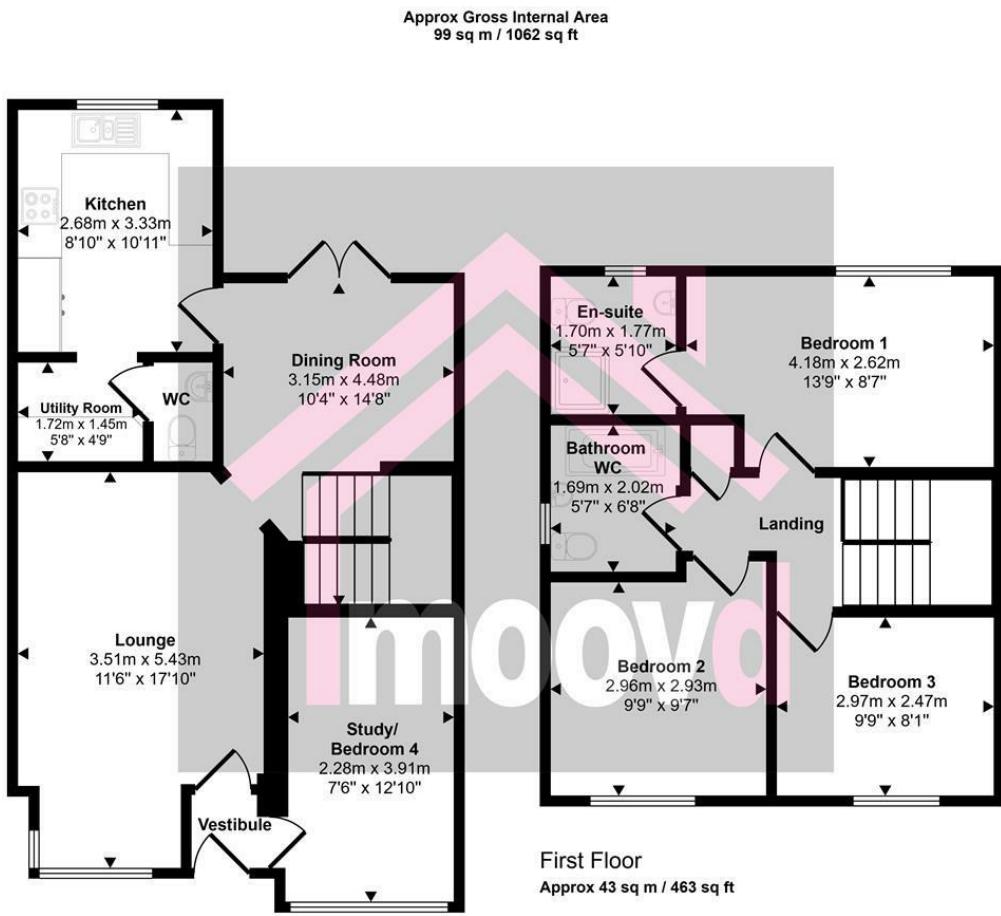
Bedroom 2 9'7" x 9'8" (2.93m x 2.96m)

Bedroom 3 9'8" x 8'1" (2.97m x 2.47m)

Bathroom WC

Externally

Floor Plan



Ground Floor

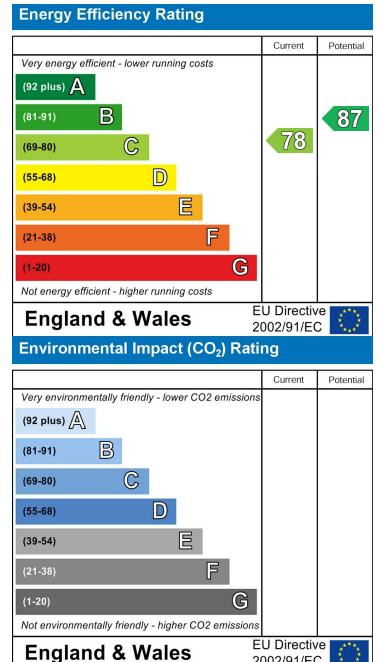
Approx 56 sq m / 599 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Area Map



Energy Efficiency Graph



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.