



Vernon Gardens, DL1 3ED  
3 Bed - House - Mid Terrace  
£500 Per Calendar Month

**ROBINSONS**  
SALES • LETTINGS • AUCTIONS • SURVEYS



We are delighted to bring to the market this deceptively spacious mid terraced THREE BEDROOM property pleasantly positioned in the ever popular Harrowgate Hill area of Darlington which lies within easy reach of local shops, amenities and schooling. Both Asda and Morrisons supermarkets can be found within easy reach along with convenient transport links to both the A1(M) and A66. The property benefits from gas central heating and double glazing.

**GROUND FLOOR**

Entrance vestibule, hallway, lounge to the front with bay window, separate dining room, kitchen to the rear with modern range of wall and base units including freestanding oven and wall mounted boiler.

**FIRST FLOOR**

Spacious landing, three bedrooms, bathroom with three piece white suite comprising of panelled bath with overhead shower, wash hand basin, low level/w.c. and partly tiled walls.

**EXTERNAL**

Laid to lawn garden to the front, yard to the rear with electric roller door allowing off street parking.

PLEASE NOTE:- No smokers, pets considered, BOND £500

**ENTRANCE VESTIBULE****HALLWAY****LOUNGE**

10'4 x 10'9 (3.15m x 3.28m)

**DINING ROOM**

13'7 x 14'8 max (4.14m x 4.47m max )

(Narrowing to 11'5)

**KITCHEN****FIRST FLOOR LANDING****BEDROOM ONE**

10'9 x 14'9 max (3.28m x 4.50m max)

(Narrowing to 11'4)

**BEDROOM TWO**

6'8 x 11'1 (2.03m x 3.38m)

**BEDROOM THREE**

6'7 x 7'9 (2.01m x 2.36m)





# OUR SERVICES

Mortgage Advice

Conveyancing

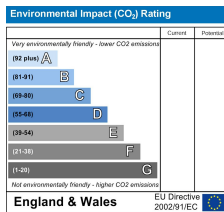
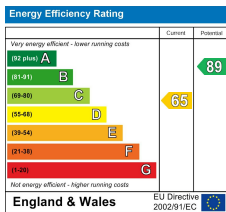
Surveys and EPCs

Property Auctions

Lettings and Management

Strategic Marketing Plan

Dedicated Property Manager



## DURHAM SALES & LETTINGS OFFICE

DURHAM CITY  
1 Old Elvet  
DH1 3HL

T: 0191 386 2777 (Sales)  
T: 0191 383 9994 (option1) (Lettings)  
E: info@robinsonsdurham.co.uk

## REGIONAL LETTING & MANAGEMENT CENTRE

DURHAM CITY  
19A Old Elvet  
DH1 3HL

T: 0191 383 0777  
E: info@robinsonsdurham.co.uk

## CHESTER-LE-STREET

45 Front Street  
DH3 3BH

T: 0191 387 3000  
E: info@robinsonscs.co.uk

## BISHOP AUCKLAND

120 Newgate Street  
DL14 7EH

T: 01388 458111  
E: info@robinsonsbishop.co.uk

## CROOK

Royal Corner  
DL15 9UA

T: 01388 763477  
E: info@robinsonscrook.co.uk

## SPENNYMOOR

11 Cheapside  
DH16 6QE

T: 01388 420444  
E: info@robinsonsspenny Moor.co.uk

## SEDFIELD

3 High Street  
TS21 2AU

T: 01740 621777  
E: info@robinsonssedgefield.co.uk

## DARLINGTON

7 Duke Street  
DL3 7RX

T: 01325 484440  
E: info@robinsonsdarlington.co.uk

## STOCKTON

21 Bishop Street  
TS18 1SY

T: 01642 607555  
E: info@robinsonstockton.co.uk

## HARTLEPOOL

106 York Road  
TS26 9DE

T: 01429 891100  
E: info@robinsonshartlepool.co.uk

## MIDDLESBROUGH

26 Stokesley Road  
TS7 8DX

T: 01642 313666  
E: info@robinsonsmiddlesborough.co.uk

## INGLEBY BARWICK

Barwick Lodge  
TS17 0RH

T: 01642 762944  
E: info@robinsonsbarkwick.co.uk

Every care has been taken with the preparation of these particulars, but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance please ask or professional verification should be sought. All dimensions are approximate. The mention of fixtures, fittings &/or appliances does not imply they are in full efficient working order. Photographs are provided for general information and it cannot be inferred that any item shown is included in the sale. These particulars do not constitute a contract or part of a contract.

Robinsons can recommend financial services, surveying and conveyancing services to sellers and buyers. Robinsons staff may benefit from referral incentives relating to these services.



# ROBINSONS

SALES • LETTINGS • AUCTIONS

7 Duke Street, Darlington, Durham, DL3 7RX | Tel: 01325 484440 | info@robinsonsdarlington.co.uk

www.robinsonsestateagents.co.uk