

COPELAND RESIDENTIAL

SALES & LETTINGS



Swinside Drive, Carrville, DH1

Asking Price

£215,000



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NO CHAIN. RECENT KITCHEN. REDECORATED THROUGHOUT. 4 BEDROOMS. GARDENS TO 3 SIDES. WITHIN THE SAME FAMILY FOR 56 YEARS.

Offered CHAIN FREE, this much loved, extended 4 bedroom semi detached house offers a great layout with spacious rooms throughout. Having been within the same family since the 1960's this home has been greatly loved and appreciated over many decades. To the ground floor a good sized entrance porch has been built, fully double glazed UPVC windows and door are both installed. Through to the hallway which leads to the lounge and kitchen areas. A family sized lounge is on offer and measures 14'10 x 13'3, a gas feature fire place is available along with a Westerly facing window providing a high degree of natural light. Double doors lead through to the rear dining room. Again a good sized room is available with possibilities to add French doors or similar which would lead to the rear gardens.

To the rear of the house a recently installed high gloss kitchen has been added with a range of integrated cooking appliances. A wide range of units have been installed along with 2 double height 'Larder' style cupboards for that extra family space. The rear door to the kitchen leads to a rear porch way and in turn flows to a handy ground floor WC. There is also a utility room with washing machine to the rear of the garage. A period staircase from the hallway flows to the 1st floor. 4 excellent sized bedrooms lead from a bright and airy landing, an additional storage cupboard and access to the boarded attic are also available from the landing. Having been extended over the garage this particular bedroom could offer the space to install a 2nd bathroom / en-suite. All bedrooms are large enough for double beds, 2 of the bedrooms currently have built-in provide storage cupboards. The family bathroom boasts dual aspect windows, a walk-in shower enclosure is available along with a vanity sink unit, WC, heated towel rail complemented by part tiled walls and Vinyl flooring.

Externally a gated driveway leads to gardens on the front, rear and side of the property. Sitting on a spacious corner plot also provides the potential to extend further to the side or rear. Currently lawns are to 3 sides along with a range of flower beds and shrubs. The single garage benefits from an up and over door, ample electrical sockets, lights and water tap. This much loved home is presented immaculately throughout however it also provides you with the opportunity to create your ideal family home. Carrville is a thriving suburb east of Durham City. Schools are available for all ages and a wide variety of shops and stores including a pharmacy, 2 medical practices, Spar convenience store and a highly recommended pizza shop are close by. Local business and shopping parks are within a short distance as are the A1 motorway and the A690 providing links to all the local major towns and Cities. Durham City is around 2 miles from Carrville where vast array of shopping, recreational and educational facilities can be found.



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Offered chain free, we have keys, please call 0191 3894966 to arrange your viewing today.

Property briefly comprises.

Entrance Porch. 9'2 x 4'1 (2.80m x 1.25m) with UPVC double glazed windows and door and door leading to hallway.

Hallway. Radiator and period style staircase to the 1st floor.

Lounge. 14'10 x 13'2 (4.30m x 4.01m) Double glazed window to front, gas feature fire, period tiled fire surround and radiator and double doors to Dining Room.

Dining Room. 10'2 x 9'1 (3.17m x 2.78m) Double glazed window to rear, radiator and period serving hatch.

Kitchen. 10'7 x 10'4 (3.22m x 3.15m) Double glazed window to rear, newly fitted high gloss units and twin larder style units, integrated ceramic hob, electric oven, space for dishwasher, skimmed walls and door to rear porch.

Ground Floor WC with radiator, window and WC.

Rear Porch with door to rear gardens.

1st Floor Landing. Leading to all 4 bedrooms, storage cupboard and loft access with pull down ladder (we have been advised that the attic floor is boarded and a light is installed)

Bedroom 1. 13' x 10'6 (3.97m x 3.21m) Double glazed window to front, radiator and built in cupboard.

Bedroom 2. 11'5 x 10'5 (3.49 x 3.18) Double glazed window to rear and radiator.

Bedroom 3. 10' x 9' (3.06m x 2.74m) Double glazed window to front, radiator and built in storage cupboard.

Bedroom 4. 16'5 x 7'10 (5m x 2.40m) (Over Garage) Double glazed windows to front and rear, 2 x radiators and could provide space for an en-suite shower room.

Shower Room. 9' x 5'7 (2.75m x 1.69m) Dual aspect double glazed windows, shower enclosure, WC, vanity sink units, heated towel rail, part tiled walls, shaver point.

Garage. 17'3 x 8'1 (5.25m x 2.47m) Up and over door, ample electric power sockets, light and water tap.

Utility Room. 8' x 6'10 (2.40m x 1.85m)

Externally. Sitting on a corner plot gardens are available to the front side and rear consisting of lawns, flower beds and shrubs. A gated driveway is to the front which leads to the garage.



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