





2 Glebe View

Frosterley, Weardale

2 bed terraced cottage in Frosterley. Ideal for first time buyers or a project. Features exposed beams, parquet flooring, original fireplace.

Garden & courtyard, storage sheds. Updating needed. Close to High Street.

Council Tax band: A

Tenure: Freehold

- 2 bedroom terraced house
- Front garden
- Rear courtyard
- Outdoor storage sheds
- uPVC windows throughout
- New gas boiler
- Parquet style flooring
- Exposed ceiling beams
- Located in Frosterley, in an Area of Outstanding Natural Beauty



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Kitchen

7' 10" x 15' 9" (2.38m x 4.80m)

Found at the rear of the property and accessed via the rear hallway, the kitchen benefits from a uPVC window and exposed ceiling beams. The kitchen provides access to the living room, downstairs WC and the external access door into the rear courtyard.

Porch

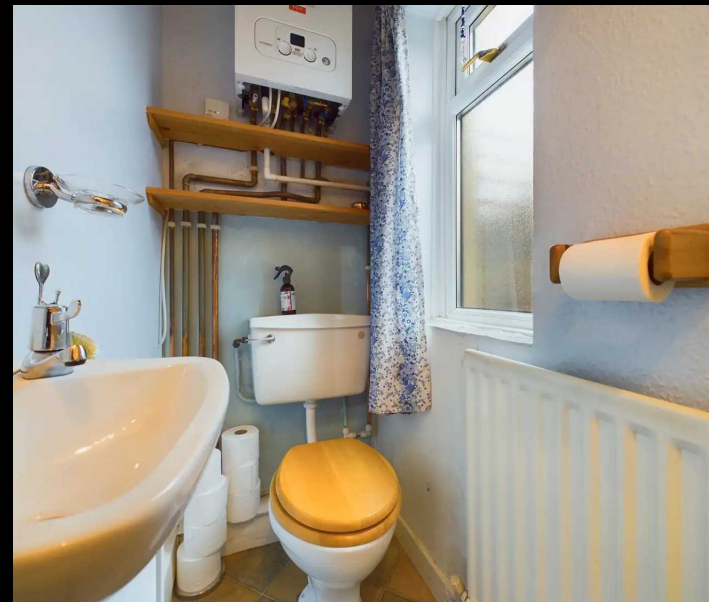
2' 9" x 3' 1" (0.83m x 0.94m)

Access to the rear of the property is via the porch. The porch offers access to the rear courtyard, downstairs WC and the kitchen. The porch benefits from a composite door with glass window.

WC

2' 10" x 4' 3" (0.86m x 1.30m)

Located at the rear of the property and accessed via the porch is the downstairs WC, containing a WC and hand wash basin. The room benefits from a uPVC window and also houses the property's gas boiler.







Living Room

14' 2" x 15' 3" (4.33m x 4.64m)

Found at the front of the property the living room benefits from a large uPVC window overlooking the garden. Access to the living room is via the kitchen or the entrance hallway. The room features traditional parquet style flooring, a gas fireplace and exposed ceiling beams.

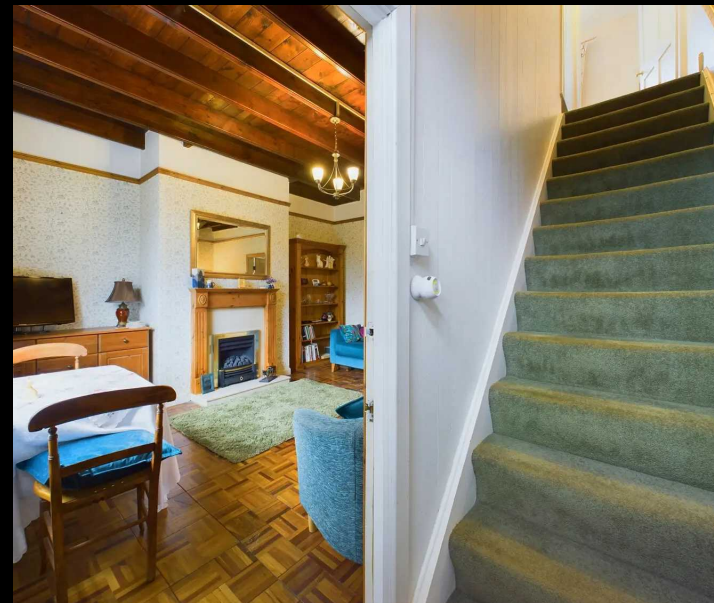
Front Hallway

3' 0" x 3' 3" (0.91m x 0.98m)

Entered via the front of the property is the entrance hallway, providing access to the living room and stairs to the first floor. The entrance hallway features traditional parquet style flooring, and a uPVC front door.

Landing

A landing found at the top of the stairs provides access to bedroom 1 and bedroom 2. Access to the loft is also via a hatch in the landing ceiling.





Bedroom 1

14' 3" x 12' 6" (4.34m x 3.82m)

Bedroom 1 is a spacious double bedroom found at the front of the property. The room features a large uPVC window overlooking the front of the property and the garden. Benefiting from a fireplace surround which is in keeping with the period of the property, inbuilt storage cupboards and ample space for free standing storage furniture.

Bathroom

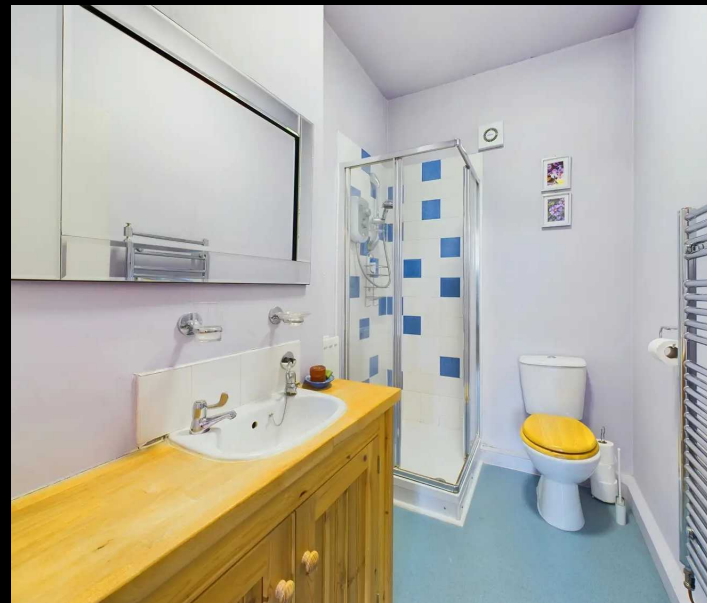
7' 11" x 5' 3" (2.42m x 1.61m)

The main bathroom is accessed via bedroom 1. It is a 3 piece bathroom suite including WC, hand wash basin with under sink storage and a separate shower cubicle with electric shower. The shower area is fully tiled and there is a modern wall hung radiator.

Bedroom 2

7' 11" x 10' 0" (2.41m x 3.05m)

Bedroom 2 is found at the rear of the property and benefits from a large uPVC window. Currently configured as a single bedroom, it would make an ideal children's bedroom or home office.







Garden

Found at the front of the property is the garden. A generous, fully fenced and enclosed space. The garden is mainly laid with patio slabs offering ample space for outdoor dining or seating. There is a planting border running along the fence line, perfect for flowers and shrubbery.

Yard

To the rear of the property is a courtyard area offering outdoor storage in the form of two brick built sheds. The courtyard is walled and enclosed and also provides access onto Glebe View.





Approximate total area⁽¹⁾

31.58 m²

Reduced headroom

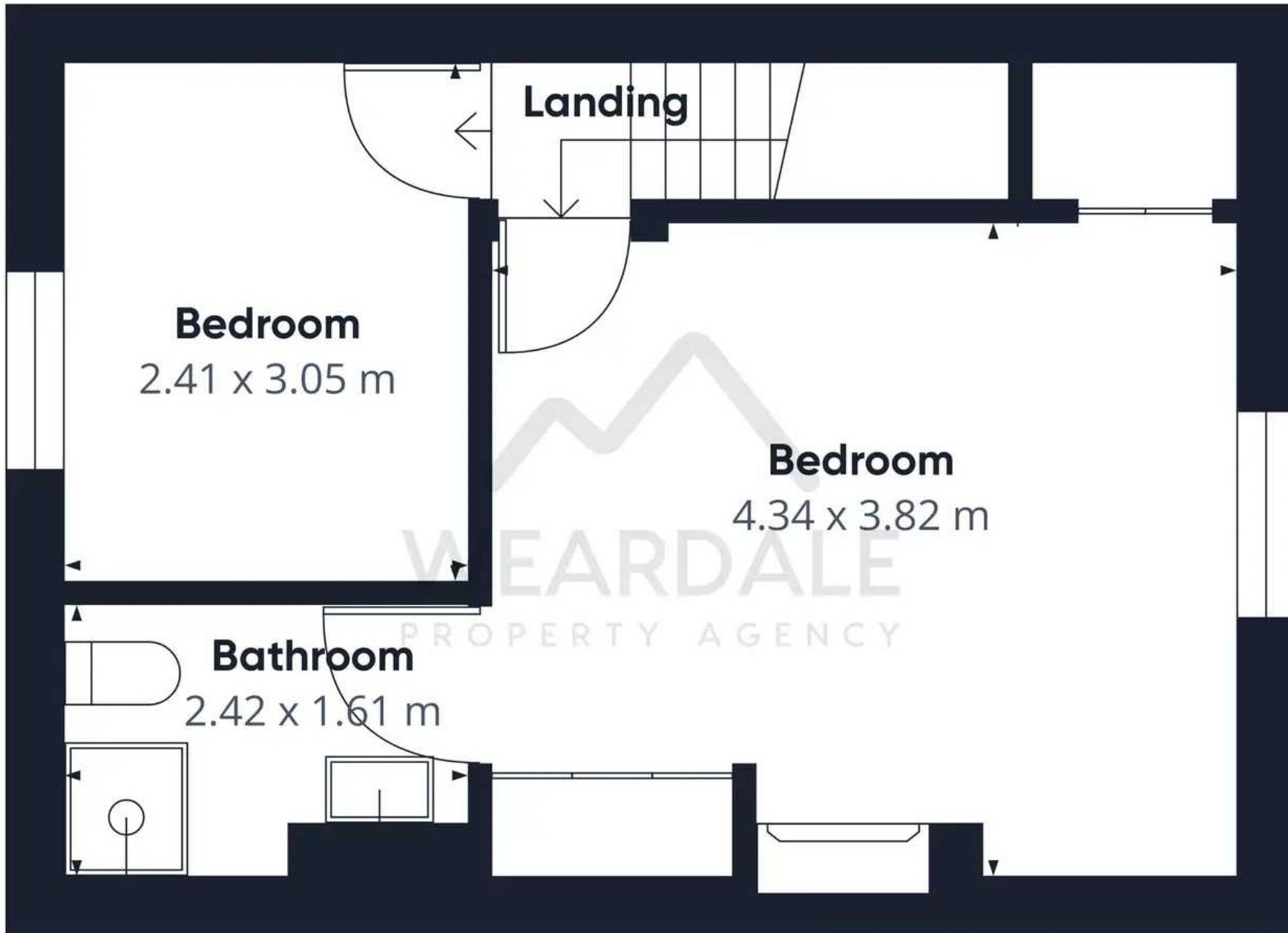
0.24 m²

(1) Excluding balconies and terraces

 Reduced headroom
(below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE 360



Approximate total area⁽¹⁾
28.85 m²

(1) Excluding balconies and terraces

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Although every care has been made to ensure that these particulars are accurate, no responsibility for any inaccurate information can be accepted, the information is provided as a general guide only and does not form part of any contract. All measurements are approximate. Any intending purchaser should satisfy themselves of the accuracy of the information and should not rely solely on the information outlined in this advertisement.



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