



Park Terrace, Willington, County Durham DL15 0QL



Having recently been modernised by the current owners to an exceptional standard creating a stylish home with a traditional feel and can only be appreciated upon viewing. An ideal home for a first time buyer with **NO ONWARD CHAIN**, available to buy now!!!! All fixtures and fittings including carpets, light fittings, kitchen and bathroom fixtures are all brand new. Brief layout comprises: **ENTRANCE VESTIBULE**, ground floor **W/C UTILITY ROOM**, spacious fully fitted **KITCHEN/BREAKFAST ROOM** with pantry and storage cupboard, **LOUNGE** with feature fireplace to front, **TWO DOUBLE BEDROOMS** both having feature cast iron fireplaces along with a modern **BATHROOM** having shower facilities. To the rear is a spacious enclosed **YARD** with gated access allowing off road parking, whilst to the front is an enclosed **GARDEN**. A truly **MUST SEE** property if you are seeking a property ready to move into with a stylish feel. Further details comprise:

ASKING PRICE - £79,950 ENERGY RATING E



ROBINSONS

SALES • LETTINGS • AUCTIONS

GROUND FLOOR

Entrance:

Via UPVC double glazed entrance door leading into:

Vestibule:

Coat rack.

Utility/Ground Floor W/C:

Low level W/C, work bench with stainless steel sink unit with mixer tap and storage below and automatic washing machine, tiled splash backs and ceramic tiled flooring

Kitchen: 14'12 x 11'3(4.57m x 3.43m)

Fully fitted with cream modern wall and base units, laminate work surfaces, ceramic sink unit with mixer tap, integrated dishwasher, black cook works range fitted to the inglenook with extractor chimney, tiled splash backs, double central heating radiator and a large walk in pantry which would be suitable to house a fridge freezer and storage and large under stairs storage cupboard with shelving.

Lounge: 11'4 x 14'2(3.45m x 4.32m)

UPVC double glazed window to the front, dado rail, attractive fire place housing electric stove.

Inner Hallway:

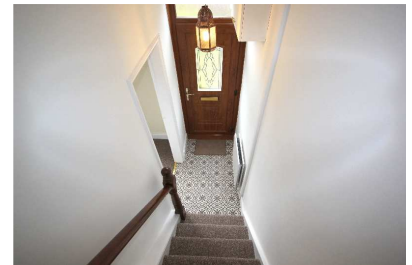
Attractive tiled flooring, central heating radiator and UPVC double glazed window to the front.

FIRST FLOOR

Loft hatch

Bathroom:

Fitted with a stylish modern suite comprising of new panel bath with shower and screen over, low level W/C, pedestal wash hand basin, fully tiled walls and double glazed window to the rear.



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.

Bedroom One: 16'6 x 11'3(5.03m x 3.43m)

Large UPVC double glazed window to the front, three double sockets and feature cast iron black fireplace.

Bedroom Two: 11'3 x 11'8(3.43m x 3.56m)

Two double sockets, UPVC double glazed window to the rear, storage cupboard housing the combination boiler and feature cast iron fire place in white.

Attic:

We have been advised that the attic is boarded and has power and lighting and could be converted with relevant planning permission being obtained.

EXTERNALLY

To the front is an enclosed garden area, whilst to the rear is a spacious yard with gated access which can provide off road parking.

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