



Grangemoor Close

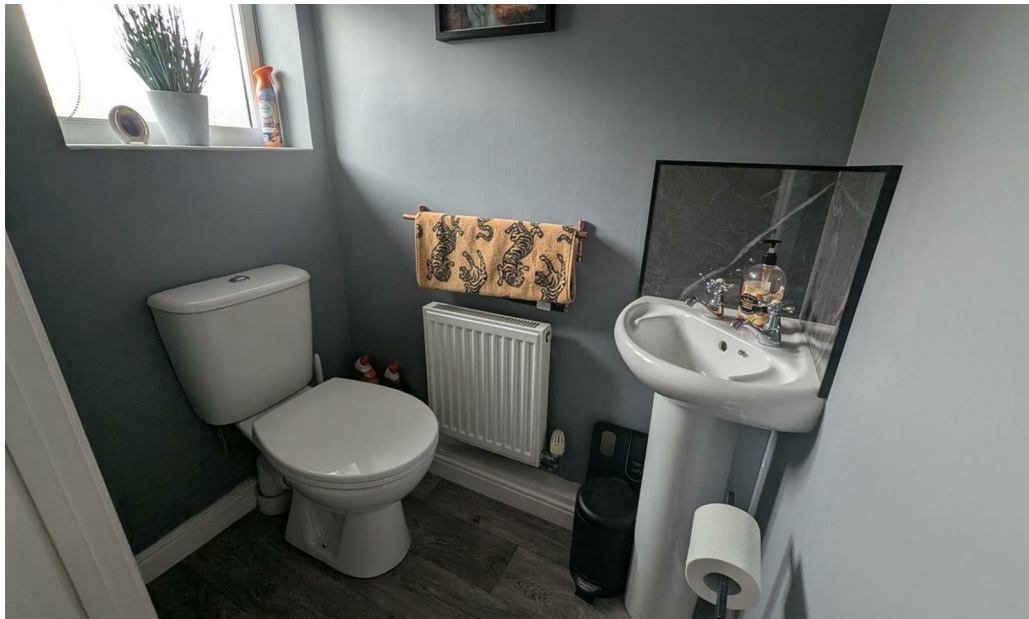
Darlington DL1 4UW

Offers In The Region Of £135,000





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Grangemoor Close

Darlington DL1 4UW



- Two Bedroom Semi-Detached Property
- Off Street Parking
- Council Tax Band B

- Eastbourne Area of Darlington
- Garage
- EPC Rating C

- Ideal First Time Buy
- Generously Sized Rear Garden
- Close to Travel and Transport Links

Well positioned in the sought-after Moorfields development in the Eastbourne area of Darlington, this well-presented two-bedroom semi-detached house on Grangemoor Close offers an excellent opportunity for first-time buyers and small families and is in easy reach of many amenities including schools, shops and Darlington Mainline Railway Station.

The two bedrooms are well-sized, ensuring comfort and privacy, while the modern bathroom and kitchen have been recently updated, adding a touch of contemporary style to the home. The replaced boiler ensures efficient heating, making this property not only stylish but also practical. The property has also benefitted from newly fitted carpets.

Externally, you will find a good sized garden, perfect for enjoying the fresh air or hosting summer gatherings. The property also features a garage and off-street parking for two vehicles, a valuable asset in this popular area.

With its convenient location and modern amenities, this semi-detached house is an ideal choice for those looking to step onto the property ladder. Don't miss the chance to make this charming home your own.

Entrance Hall

Door to front and staircase to first floor landing.

Lounge

14'06 x 10'11 (4.42m x 3.33m)

Two sets of Upvc double glazed doors to the rear, understairs storage and radiator.

Kitchen

11'07 x 7'5 (3.53m x 2.26m)

Window to front, fitted with a range of grey wall, base and drawer units, sink unit with mixer tap, gas hob with extractor over and oven. Space for a fridge freezer, dishwasher and washing machine. Concealed boiler (installed 2 years ago). Breakfast bar and tiled flooring.

Ground Floor W.C

Upvc double glazed obscure window to front, low level w.c, wash hand basin and radiator.

First Floor Landing

Bedroom One

14'6 x 8'7 (4.42m x 2.62m)

Two Upvc double glazed windows to front, wardrobes are freestanding but can be included in the sale (one year old)

Bedroom Two

14'7 x 7'7 (4.45m x 2.31m)

Two Upvc double glazed windows to rear and radiator.

Bathroom

Upvc double glazed obscure window, panelled bath with waterfall head and shower over, wash hand basin, w.c. and radiator.

Externally

To the front there is off street parking for one vehicle and access to the garage. To the rear the generously long enclosed garden is mainly laid to lawn.

Garage

With up and over door, power and light and rear pedestrian access.

Tenure

Freehold

Property Details

Local Authority: Darlington

Council Tax Band: B

Annual Price: £1,940

Conservation Area: No

Flood Risk: Very low

Floor Area 645 ft² / 60 m²

Plot size 0.04 acres

Mobile coverage

EE

Vodafone

Three

O2

Broadband

Basic

5 Mbps

Superfast

80 Mbps

Ultrafast

10000 Mbps

Satellite / Fibre TV Availability

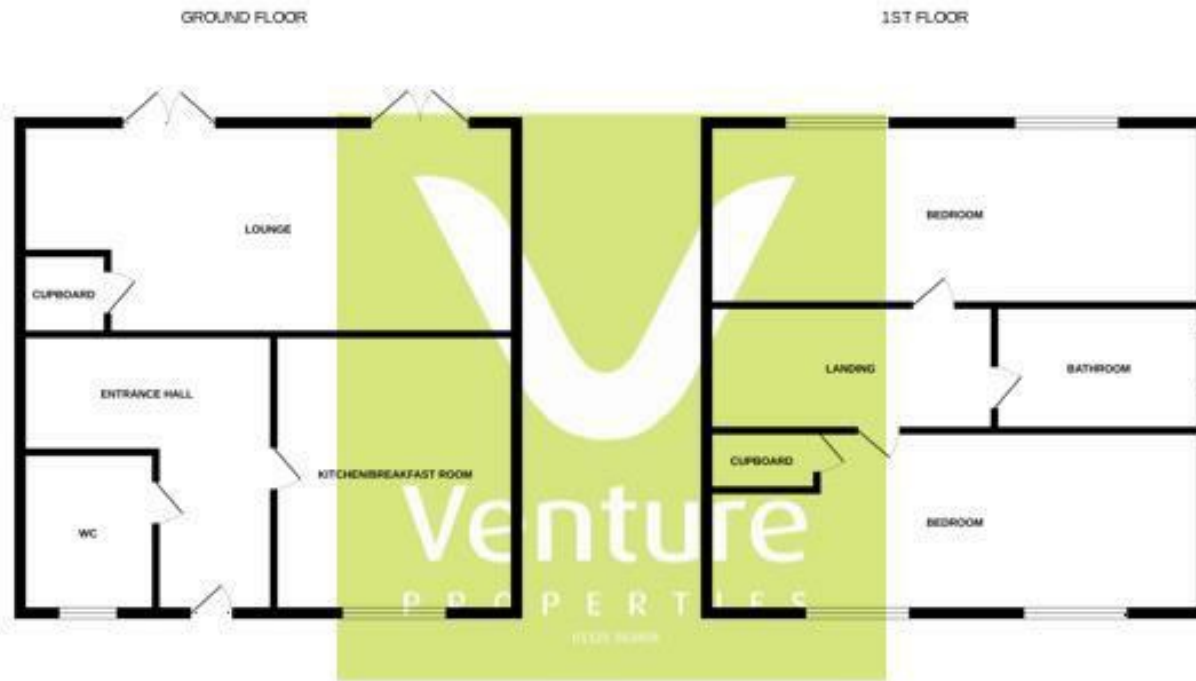
BT

Sky

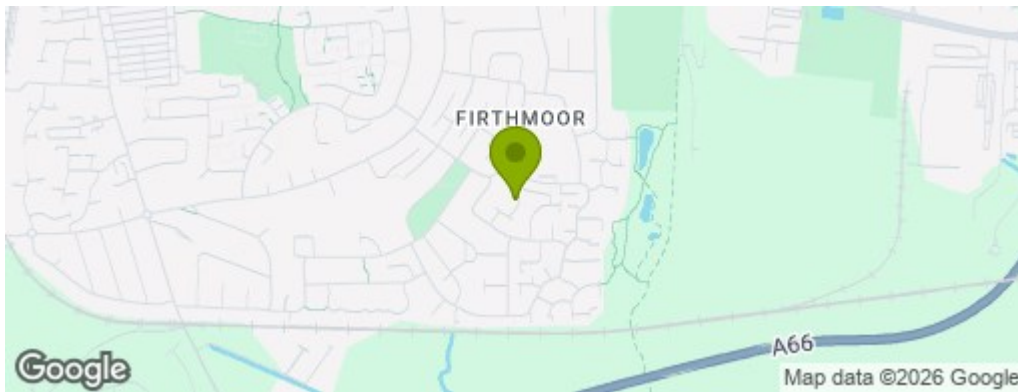
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Note

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Whilst every attempt has been made to ensure the accuracy of the description contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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