



Deerness Heights | Stanley, Crook  
£250,000



This detached four-bedroom house is offered for sale in Stanley, Crook, County Durham. Presented in immaculate condition, it provides an open-plan layout well suited to day-to-day family living.

The ground floor features a single open-plan reception space that combines lounge, dining area and kitchen. Patio doors open directly onto the rear garden, allowing a straightforward connection between indoor and outdoor areas. The kitchen includes a dedicated dining space, supporting both everyday meals and more formal dining. There are three bathrooms in total, including an en suite shower room.

All four bedrooms are doubles, offering consistent bedroom accommodation across the property. To the front, a resin-laid driveway provides parking for up to four vehicles and leads to a single garage with an electric door. At the rear, there is a well-maintained garden with a resin patio area leading up to a grassed upper garden.

Stanley is within easy reach of Crook town centre, where you will find supermarkets, independent shops, cafés and other everyday amenities. The area offers access to local parks and green spaces in County Durham, with countryside walks available a short drive away.

For transport, Crook is typically served by regular bus links towards Durham and Bishop Auckland, providing onward connections to Newcastle and other regional centres by rail from Durham station. Local primary and secondary schools are available within the wider Crook and Stanley area, making this location practical for families seeking established education options.

## GROUND FLOOR

### Entrance Hallway

Having luxury vinyl flooring, composite front entrance door, central heating radiator and stairs rising to first floor.

### Ground Floor Cloaks Wc

Fitted with a white wc, wash hand basin and central heating radiator.

### Lounge

An open plan lounge leading to the dining area, having luxury vinyl flooring, built in media wall, central heating radiator and uPVC double glazed window to front.

### Kitchen/Dining Area

Lovely fitted kitchen which is relatively new, a range of wall and base units with contrasting work surfaces over, ceramic sink unit with mixer tap, integrated appliances to include dishwasher, fridge freezer, electric oven and gas hob, luxury vinyl flooring, to the dining end is ample space for dining table as required, patio doors to rear garden.

## FIRST FLOOR

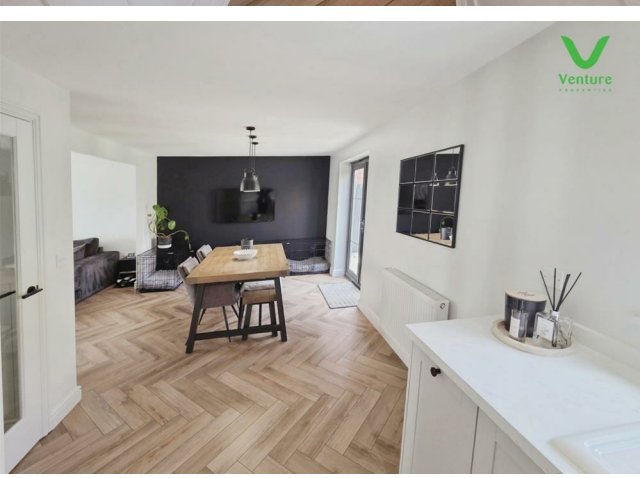
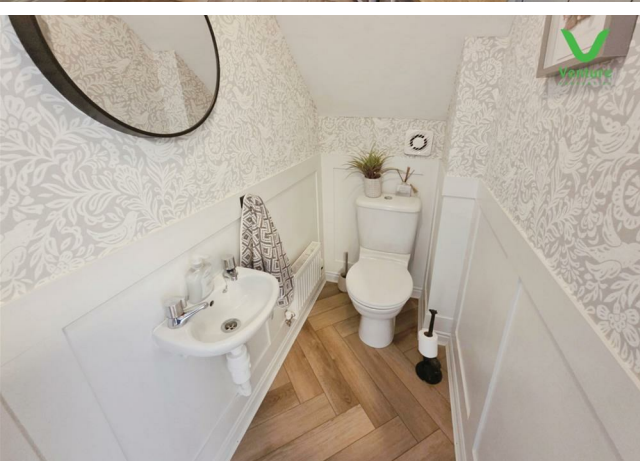
### Landing

Having airing cupboard housing water cylinder, loft hatch which the seller has advised is partially boarded out.

### Bedroom One 3.899 x 3.452

With central heating radiator and uPVC double glazed window to front.





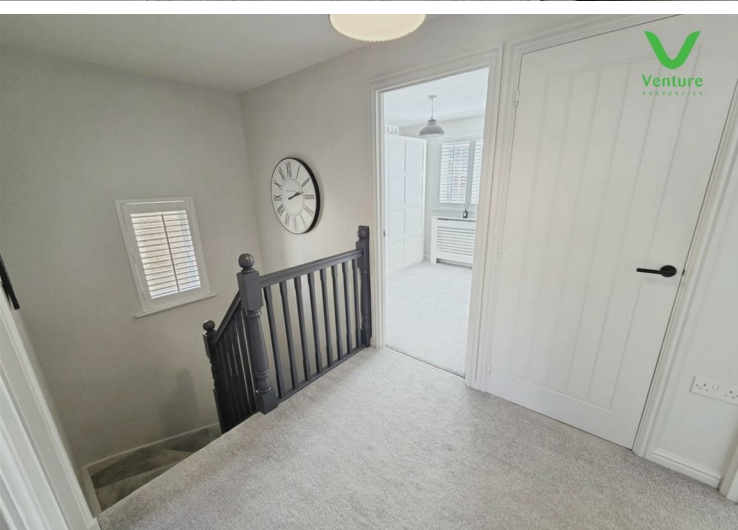
**En Suite Shower Room/WC**

Fitted with a shower cubicle, wc, wash hand basin and central heating radiator.

**Bedroom Two 3.452 x 3.545**

Having central heating radiator and uPVC double glazed window to rear.





**Bedroom Three 2.701 x 2.618**

Having central heating radiator and uPVC double glazed window to rear

**Bedroom Four 2.899 x 2.621**

Having central heating radiator and uPVC double glazed window to front.

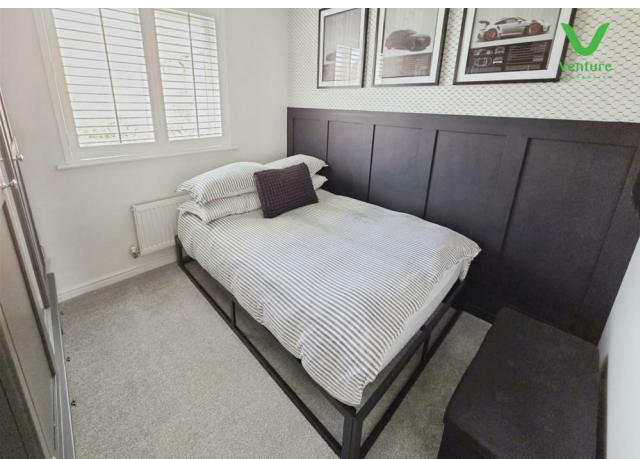
**Bathroom/WC**

Fitted with a panelled bath, wc, wash hand basin and chrome heated towel rail.

**Externally**

To the front is a resin laid driveway allowing parking for up to 4 vehicles leading to a single garage with electric door.

To the rear is a lovely well maintained garden with resin patio area leading to a grassed top garden.



### Other General Information

Tenure: Freehold

Gas and Electricity: Mains

Sewerage and water: Mains

Broadband: Ultrafast Broadband available. Highest available download speed 1800 Mbps. Highest available upload speed 220 Mbps.

Mobile Signal/coverage: Likely with O2. We recommend contacting your service provider for further information.

Council Tax: Durham County Council, Band: d Annual price: £2,499.97 (Maximum 2026)

Energy Performance Certificate Grade C

Mining Area: This property is located in an area of historical mining works, a mining search is recommended. This can be done via a solicitor as part of Conveyancing.

Flood Risk: Very low risk of surface water flooding. Very low risk of flooding from rivers and the sea.

### Disclaimer

The preceding details have been sourced from the seller, OntheMarket.com and other third parties. Verification and clarification of this information, along with any further details concerning Material Information parts A, B and C, should be sought from a legal representative or appropriate authorities. Venture Properties (Crook) Limited cannot accept liability for any information provided.

### Energy Performance Certificate

<https://find-energy-certificate.service.gov.uk/energy-certificate/9336-1624-3600-0334-1222>

EPC Grade C





# 18 Deerness Heights | Stanley, Crook



While 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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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

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