



Woodland Road

Darlington DL3 9LS

Offers Over £235,000





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Woodland Road

Darlington DL3 9LS



- Fantastic Mature Semi Detached House
- Offered With No Chain
- No Onward Chain

- Currently Split Into Two Apartments
- Gardens Front And Rear
- Ideal Investment

- Spacious Accommodation
- Driveway And Garage
- EPC Grade D

Nestled on Woodland Road in the desirable area of Darlington, this impressive house presents an excellent investment opportunity. Currently divided into two spacious flats, this property is perfect for those looking to expand their portfolio or for families seeking a home with additional living space.

The location is particularly appealing, situated in the sought-after Cockerton/Pierremont area, which is renowned for its vibrant community and excellent amenities. Just a short stroll away, you will find Cockerton village, offering a delightful selection of shops, cafes, and local services that cater to everyday needs.

The property boasts generous gardens both at the front and rear, providing ample outdoor space for relaxation or entertaining. Additionally, the driveway accommodates multiple vehicles, ensuring convenience for residents and guests alike. A garage further enhances the practicality of this home, offering extra storage or parking options.

With no onward chain, this property is ready for immediate occupation, making it an attractive proposition for buyers looking to move swiftly. Whether you are an investor or a family seeking a versatile living arrangement, this large dwelling on Woodland Road is not to be missed.

Entrance

Flat One

Hallway

Lounge

144 x 145 (4.37m x 4.39m)

Kitchen

710 x 71 (2.39m x 2.16m)

Rear Lobby

5'9 x 5'5 (1.75m x 1.65m)

Bedroom One

11'5 x 10'6 (3.48m x 3.20m)

Bedroom Two

11'3 x 14'4 (3.43m x 4.37m)

Shower Room

FLAT TWO

Landing

Lounge

14'5 x 11'6 (4.39m x 3.51m)

Kitchen

10'1 x 6'0 (3.07m x 1.83m)

Bedroom One

10'3 x 13'1 (3.12m x 3.99m)

Bedroom Two

11'5 x 12'0 (3.48m x 3.66m)

Bathroom

6'6 x 6'11 (1.98m x 2.11m)

Separate WC

Externally

Tenure

Freehold

Property Details

Local Authority: Darlington
Council Tax Band: B
Annual Price: £1,940

Conservation Area West End

Flood Risk Very low

Floor Area 710 ft 2 / 66 m 2

Plot size 0.07 acres

Mobile coverage

EE

Vodafone

Three

O2

Broadband

Basic

16 Mbps

Superfast

80 Mbps

Ultrafast

10000 Mbps

Satellite / Fibre TV Availability

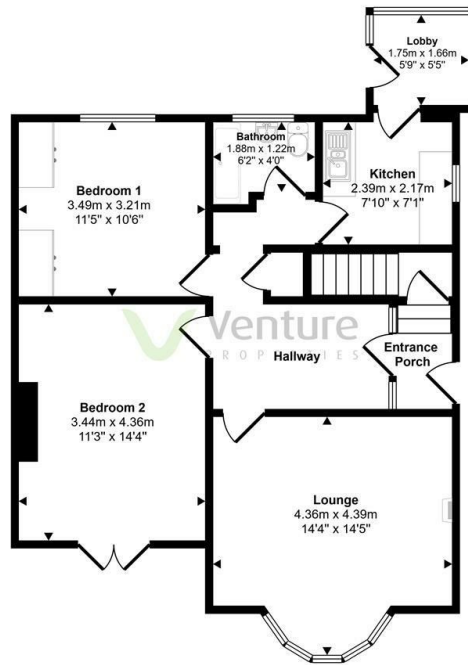
BT

Sky

Virgin

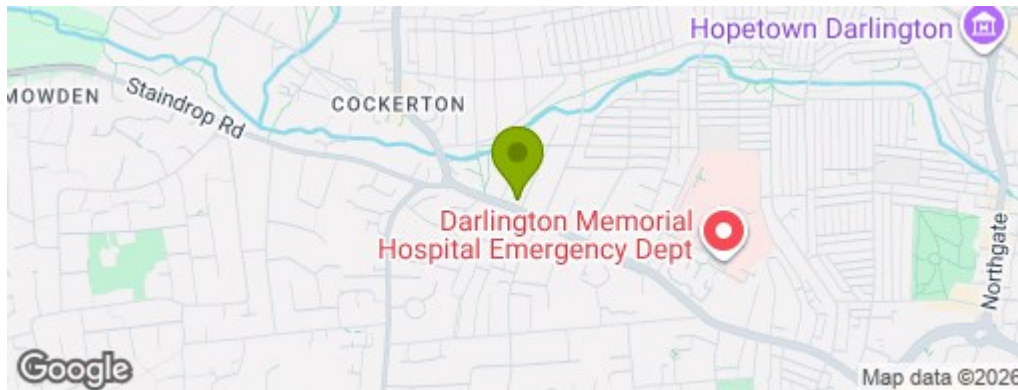
Note

IMPORTANT NOTE TO PURCHASERS: We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. The services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only, and are not precise. Floor plans where included are not to scale and accuracy is not guaranteed. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller. We cannot also confirm at this stage of marketing the tenure of this house.



Ground Floor
Approx 72 sq m / 771 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



Property Information

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