



Reid Street

Darlington DL3 6EX

Offers Over £90,000





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Reid Street

Darlington DL3 6EX



- Two Bedroom Terraced Property
- Close To All Amenities
- No Onward Chain

- Popular Denes Area of Darlington
- Schools, Parks & Shops Within Walking Distance
- Council Tax Band A

- Newly Refurbished Kitchen & Bathroom
- Enclosed Outdoor Space to Rear
- EPC Rating E

Welcome to this two-bedroom terraced house located on Reid Street in the desirable Denes area of Darlington. This property has recently undergone refurbishment, ensuring a fresh and modern living space for its new occupants.

As you enter, you will find a welcoming reception room that provides a perfect setting for relaxation or entertaining guests. The two well-proportioned bedrooms offer ample space for comfortable living, making this home ideal for couples, small families, or even as a rental investment. The bathroom is conveniently situated, adding to the practicality of the layout.

One of the standout features of this property is its no onward chain status, allowing for a smooth and efficient purchase process. Additionally, its prime location means you are just a short distance from the town centre and Darlington memorial Hospital. Cockerton Village is close by with a variety of shops, schools and cafes.

This terraced house not only offers a lovely home but also the convenience of urban living in a peaceful neighbourhood. Whether you are looking to buy your first home or seeking a property with great rental potential, this recently refurbished house, boasting a new kitchen and bathroom, on Reid Street is certainly worth considering. Don't miss the opportunity to make it your own.

Entrance Porch

Upvc door to front.

Lounge

17' x 12'09 (5.18m x 3.89m)

Upvc double glazed window to front, feature fireplace with storage and radiator.

Dining Room

6'06 x 13'00 (1.98m x 3.96m)

Upvc double glazed window to rear, under stairs recess and radiator.

Kitchen

6'01 x 10'05 (1.85m x 3.18m)

Upvc double glazed window to rear, cream fitted wall, base and drawer units with contrasting worktops. Stainless steel sink with mixer tap, four ring electric hob with extractor over and oven. Space for a washing machine and dishwasher, wall mounted boiler and vinyl flooring. Access to inner lobby.

Inner Lobby

Door to side and vinyl flooring.

Bathroom

Upvc double glazed obscure window to side, panelled bath with mixer tap and shower, wash hand basin in vanity unit, low level w.c and heated towel rail.

First Floor

Bedroom One

13' x 13'08 (3.96m x 4.17m)

Upvc double glazed window to front and radiator.

Bedroom Two

9'05 x 13' (2.87m x 3.96m)

Upvc double glazed window to rear, storage cupboard and radiator.

Externally

To the rear there is an enclosed outdoor space with gated access to rear lane.

Tenure

Freehold

Property Details

Local Authority: Darlington

Council Tax Band: A

Annual Price: £1,663

Conservation Area No

Flood Risk Very low

Floor Area 818 ft 2 / 76 m 2

Plot size 0.01 acres

Mobile coverage

EE

Vodafone

Three

O2

Broadband

Basic

16 Mbps

Superfast

80 Mbps

Ultrafast

10000 Mbps

Satellite / Fibre TV Availability

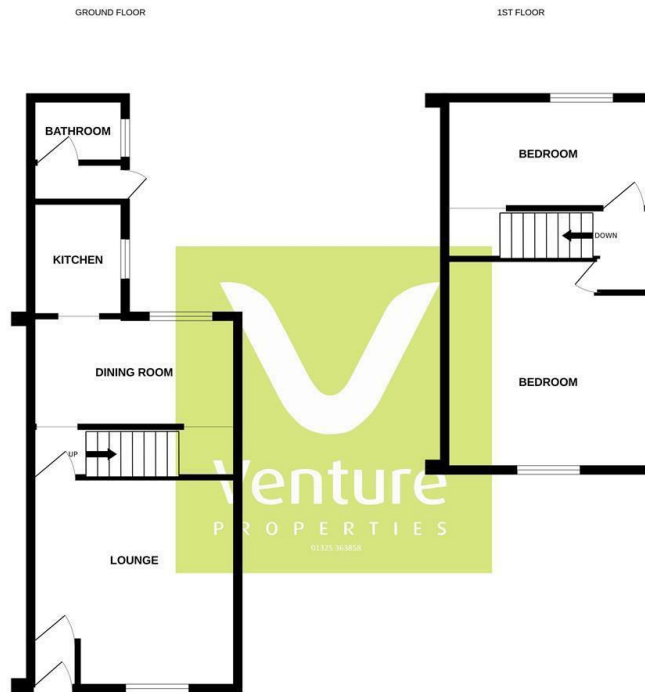
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Sky

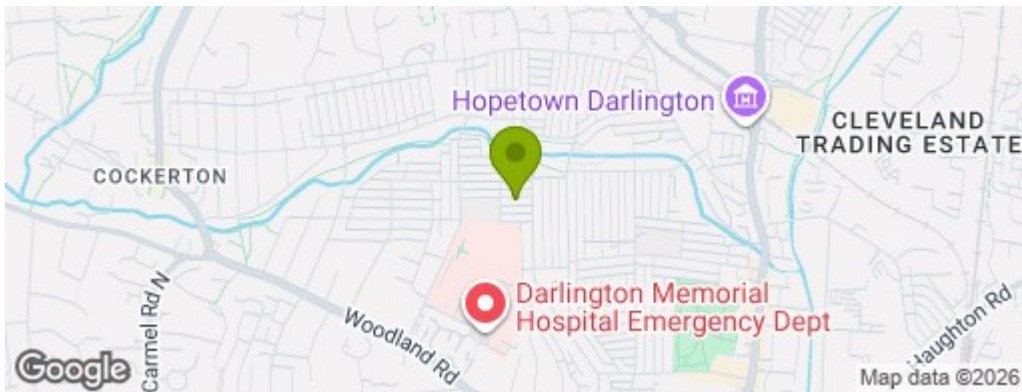
Virgin

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.



While every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for guidance purposes only and should be used in conjunction with any prospective purchase. 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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Property Information

01325 363858

45 Duke Street, Darlington, County Durham, DL3 7SD
sales@venturepropertiesuk.com