


# Lowther Drive

Darlington DL1 4LZ

Offers Over £85,000

Venture
PROPERTIES









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# Lowther Drive

## Darlington DL1 4LZ




- Two Bedroom Second Floor Apartment
- Easy Access to Transport & Travel Links
- EPC Rating C
- Eastbourne Area of Darlington
- Allocated Parking
- En-Suite Shower Room
- Close to Town Centre
- Council Tax Band B
- No Onward Chain

Welcome to this immaculately presented second-floor apartment located on Lowther Drive in the Eastbourne area of Darlington. This delightful property boasts two spacious bedrooms, each thoughtfully designed to provide comfort and privacy. The main bedroom features an en-suite shower room, while a separate bathroom serves the second bedroom and guests, ensuring convenience for all.

The apartment benefits from a well-appointed reception room, perfect for relaxing or entertaining. Natural light floods the space, creating a warm and inviting atmosphere. The modern kitchen is equipped to meet all your culinary needs, making it a joy to prepare meals.

One of the standout features of this property is the allocated parking space, along with additional visitors' parking, providing ample convenience for residents and guests alike. The apartment is situated in a prime location, just a stone's throw away from local amenities, including shops, cafes, and the Darlington Mainline Railway Station, making it ideal for commuters and those who enjoy the vibrancy of town life.

With no onward chain, this property is ready for you to move in and make it your own. Whether you are a first-time buyer, a small family, or looking to downsize, this apartment offers a perfect blend of comfort, style, and practicality. Don't miss the opportunity to view this lovely home in a sought-after area of Darlington.

### Entrance Hall
With two storage cupboards and radiator.

### Lounge/Kitchen/Diner
10'11" x 14'0" (10'2 x 6'5) (3.33m x 4.27m (3.10m x 1.96m))
Open aspect room with three Upvc double glazed windows to front, Lounge area has laminate flooring and radiator. Leading to the Kitchen area, with Upvc double glazed window to side, fitted grey gloss wall, base and drawer units with contrasting worktops. One and a half bowl stainless steel sink with mixer tap. Four ring electric hob with extractor over and oven. Integrated fridge freezer, washing machine and dishwasher. Part tiled walls, spotlights to ceiling and laminate flooring.

### Bedroom One
10'9" x 10'2" (3.28 x 3.12)
Upvc double glazed window, fitted wardrobes and radiator.

### En-Suite
Shower cubicle, wash hand basin and low level w.c. Heated towel rail and part tiled walls.

### Bedroom Two
7'2" x 10'2" (2.20 x 3.12)
Upvc double glazed window to side and radiator.

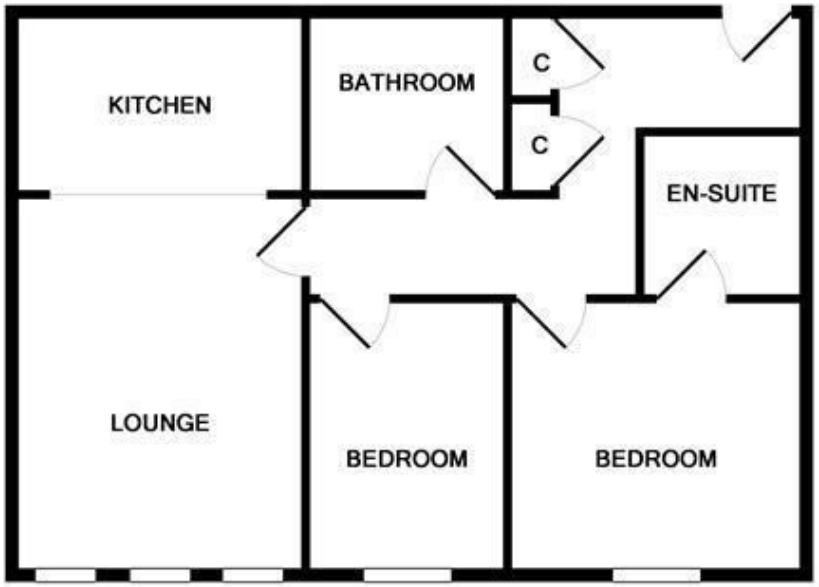
### Bathroom
Panelled bath with mixer tap and spray, wash hand basin, low level w.c, part tiled walls and heated towel rail.

### Externally
There is a communal entrance and allocated parking for a vehicle. Visitors parking is also available.

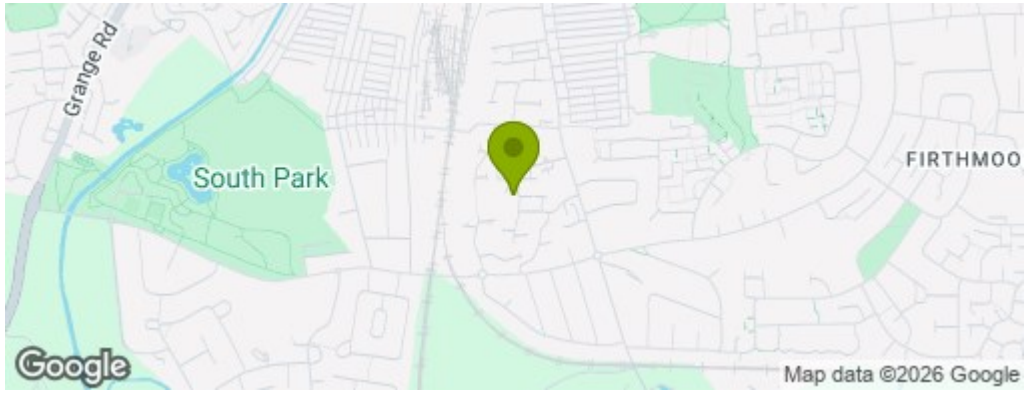
### Tenure
Leasehold

### Property Details
Local Authority: Darlington
Council Tax Band: B
Annual Price: £1,845
Conservation Area No
Flood Risk Very low
Floor Area 613 ft 2 / 57 m 2
Plot size 0.14 acres
Mobile coverage
EE
Vodafone
Three
O2
Broadband
Basic
7 Mbps
Superfast
80 Mbps
Ultrafast
1800 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.




Whilst every attempt has been made to ensure the accuracy of the floor plan 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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## Property Information

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