



Dunelm Avenue, Willington, DL15 0AW
2 Bed - House - Semi-Detached
£85,000

ROBINSONS
SALES • LETTINGS • AUCTIONS • SURVEYS

Dunelm Avenue Willington, DL15 0AW

* NO FORWARD CHAIN * CORNER PLOT WITH OFF ROAD PARKING *

Robinsons are delighted to offer to the sales market, with the added benefit of no forward chain this recently refurbished two bedroom semi-detached house. The property sits on a large corner plot with driveway and a large side garden which may have potential for a garage. The house is warmed by gas central heating, it is fully UPVC double glazed and has recently been decorated, new flooring laid and new internal doors throughout.

The internal accommodation comprises; entrance vestibule, spacious lounge with wall mounted electric fire. Kitchen which is fitted with a range of wall, base and drawer units with space for appliances and under stairs storage cupboard.

To the first floor there are two bedrooms, the main having an storage cupboard. Bathroom with three piece suite including shower over bath with shower screen. There is also a loft, which has been boarded out and has ladder access.

The house sits on a generous size plot with off road parking, large garden to the side which may have potential for further development, including a garage, approval from the planning department would be needed. Garden to the rear which has been designed for easy maintenance.

Dunelm Avenue is conveniently positioned being within walking distance of shopping amenities, schooling and bus links. An internal viewing comes highly recommended, please contact Robinsons today to arrange yours.











Agent notes

Electricity Supply: Mains

Water Supply: Mains

Sewerage: Mains

Heating: Gas

EPC Rating: D

Tenure: Freehold

Durham Council Tax Band: A

Annual Price: £1,621

Broadband

Basic 17 Mbps

Superfast 80 Mbps

Ultrafast 1000 Mbps

Mobile Signal: Average/Good

Disclaimer

The preceding details have been sourced from the seller and OntheMarket.com. 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. Robinsons cannot accept liability for any information provided.



Dunelm Avenue Willington

Approximate Gross Internal Area
624 sq ft - 58 sq m



SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY

All measurements walls, doors, windows, fittings and appliances, their sizes and locations, are approximate only. They cannot be regarded as being a representation by the seller, nor their agent.

Produced by Potterplans Ltd. 2024

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	
		58	80

For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings, if there are important matters which are likely to affect your decision to buy, please contact us before viewing the property. Robinsons can recommend financial services, surveying and conveyancing services to sellers and buyers. Robinsons staff may benefit from referral incentives relating to these services.



Royal Corner, Crook, County Durham, DL15 9UA
Tel: 01388763477
info@robinsonscrook.co.uk
www.robinsonsestateagents.co.uk

