



Bridge Street, Tow Law, DL13 4LE
2 Bed - House - Mid Terrace
£100,000

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Bridge Street Tow Law, DL13 4LE

* NO ONWARD CHAIN * GARAGE * OPEN PLAN LIVING * MODERN KITCHEN AND BATHROOM * GAS CENTRAL HEATING AND UPVC DOUBLE GLAZED WINDOWS * VIEWING HIGHLY RECOMMENDED *

Offered to the market with the advantage of no forward chain, this well-presented two-bedroom mid-terrace home provides spacious accommodation throughout. The property features a modern fitted kitchen and bathroom, is warmed by a gas combination boiler, and benefits from UPVC double glazing. A cosy log-burning stove adds charm and warmth to the main living area.

A standout feature of the home is the attached garage, conveniently positioned to the rear of the property - an excellent asset for parking, storage, or workshop space.

The internal layout comprises an open-plan lounge/dining room with log-burning stove, a stylish kitchen fitted with a range of wall, base, and drawer units, along with a central island, and a modern bathroom suite.

To the first floor are two well-proportioned bedrooms and a generously sized storage room, which could serve as a walk-in wardrobe, home office, or - subject to the necessary planning consents—a potential third bedroom.

Externally, there is a rear yard and access to the garage.

Located on Bridge Street, the home is within walking distance of local shops, schools, and bus routes, making it ideal for convenient everyday living.

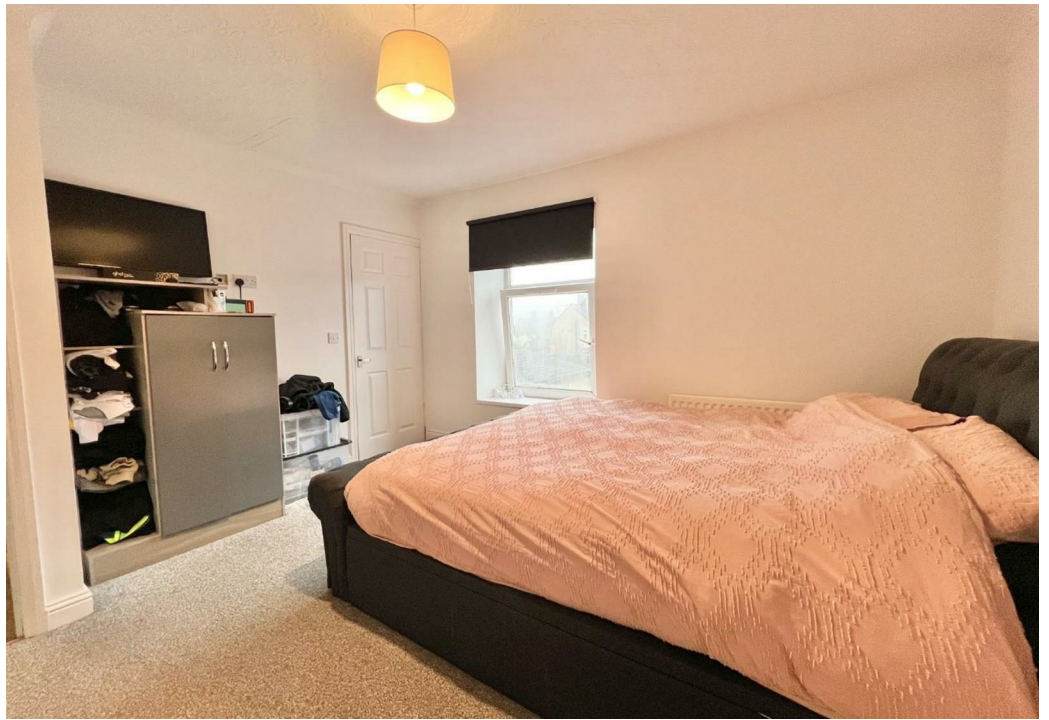
Early viewing is highly recommended. Please contact Robinsons to arrange your appointment.

Council Tax Band A

EPC Rating: D









Agent Notes

Council Tax: Durham County Council, Band A £1,701.00

Tenure: Freehold

Property Construction – Standard

Number & Types of Rooms – Please refer to the details and floorplan, all measurements are for guidance only

Gas Supply - Mains

Electricity supply – Mains

Water Supply – Mains (not metered)

Sewerage – Mains

Heating – Gas Central Heating

Estimated Mobile phone coverage – Please refer to the Ofcom Website - <https://www.ofcom.org.uk>

Estimated Broadband Download speeds – please refer to the Ofcom Website – <https://www.ofcom.org.uk>

Building Safety – The Vendor is not aware of any Building Safety issues. However, we would recommend that the purchaser engages the services of a chartered surveyor to confirm.

Restrictions – covenants which affect the property are within the Land Registry Title Register which is available for inspection.

Selective licencing area – yes

Probate – being applied for NA

Rights & Easements – None known, check with seller

Flood risk – refer to the Gov website - <https://www.gov.uk/check-long-term-flood-risk>

Coastal Erosion – refer to the Gov website - <https://www.gov.uk/check-coastal-erosion-management-in-your-area>

Protected Trees – check with seller

Planning Permission – Nothing in the local area to affect this property that we are aware of. Check with seller.

Accessibility/Adaptations – any alterations or conversions etc.

Mining Area – Coal Mining Reporting Area, further searches may be required by your legal representative.

Disclaimer: Our details have been compiled in good faith using publicly available sources and information obtained from the vendor prior to marketing. Verification and clarification of this information, along with any further details concerning Material Information parts A, B & C, should be sought from a legal representative or appropriate authorities before making any financial commitments. Robinsons cannot accept liability for any information provided subsequent amendments or unintentional errors or omissions.

HMRC Compliance requires all estate agents to carry out identity checks on their customers, including buyers once their offer has been accepted. These checks must be completed for each purchaser who will become a legal owner of the property. An administration fee of £30 (inc. VAT) per individual purchaser applies for carrying out these checks.

Bridge Street Tow Law

Approximate Gross Internal Area
1181 sq ft - 110 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. 2025

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		83
(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

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.



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