



Hill End, Frosterley, DL13 2SX
2 Bed - House - Terraced
£125,000

ROBINSONS
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Hill End Frosterley, DL13 2SX

* NO ONWARD CHAIN * COUNTRYSIDE VIEWS * COUNTRY COTTAGE * VIEWING HIGHLY RECOMMENDED *

We have the pleasure of offering to the sales market with the benefit of no onward chain this two bedroom cottage which is located in the ever popular Hamlet of Hill End and enjoys far-reaching country side views to the rear aspect, over looking Weardale. The property should suit a number of buyers including those looking for a holiday home and those looking for country living.

The property is warmed by electric storage heaters and has double glazed windows. The internal accommodation comprises; entrance vestibule, lounge, kitchen, dining room which enjoys the best of the views to the rear, ground floor shower room. To the first floor there are two bedrooms.

Outside there is a small front garden and over the road there is a further lawned area.

Hill End is located on the outskirts of Frosterley and enjoys fantastic countryside views over Weardale and is surrounded by an abundance of countryside views and walks. Frosterley is on a regular bus route and has a grocery store, village public house and a primary school. A wider range of amenities can be found in nearby towns and villages, including Wolsingham, Crook and Bishop Auckland.

Contact Robinsons for further information and to arrange an internal viewing.

Council Tax Band A
EPC Rating: E











Agents Notes

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Electricity Supply: Mains

Water Supply: Mains

Sewerage: Mains

Heating: Electric storage heating

Tenure: Freehold

EPC Rating: E

Durham Council Tax Band: A

Annual Price:

£1,469 (min)

Broadband

Basic

28 Mbps

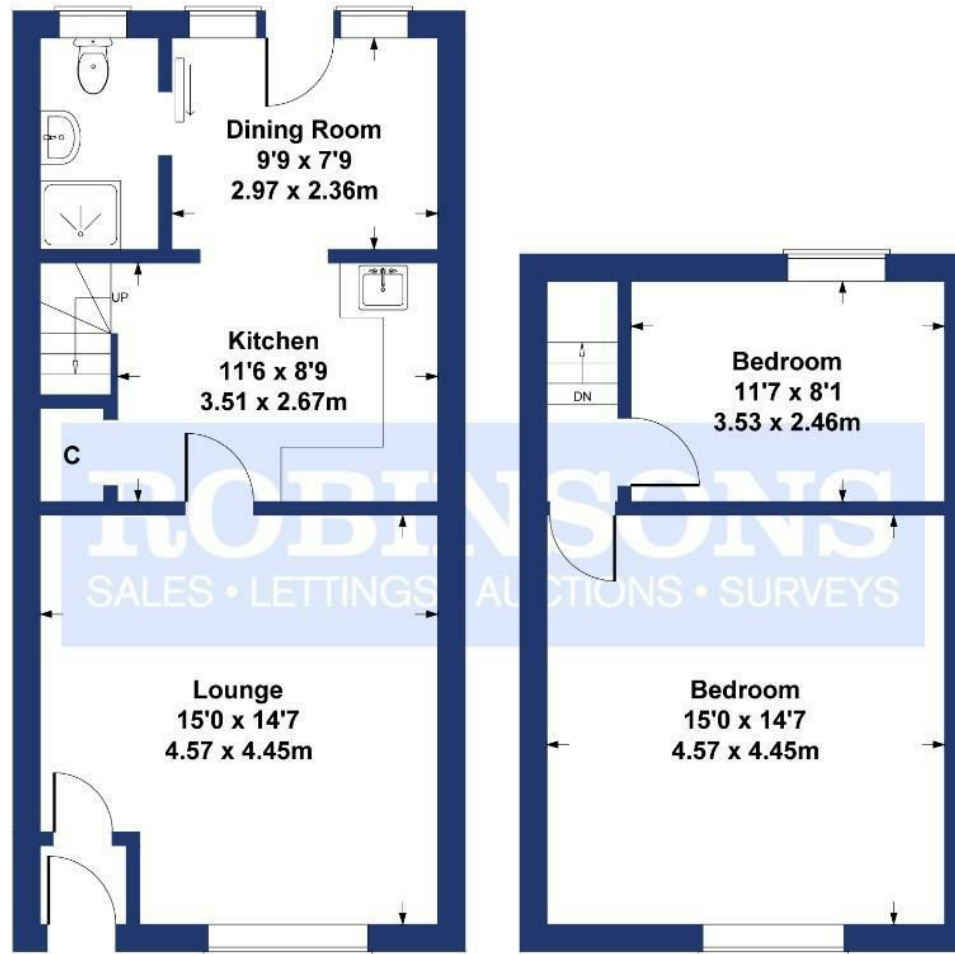
Mobile Signal: Average/Good

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.

Hill End Frosterley

Approximate Gross Internal Area
817 sq ft - 75 sq m



GROUND FLOOR

FIRST FLOOR

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. 2023

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		100
(82 plus) A		
(81-81) B		
(69-80) C		
(55-68) D		
(39-54) E	40	
(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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