



Front Street, Ireshopeburn, DL13 1ER
2 Bed - Bungalow - Detached
£300,000

ROBINSONS
SALES • LETTINGS • AUCTIONS • SURVEYS

Front Street Ireshopeburn, DL13 1ER

* NO FORWARD CHAIN * BEAUTIFULLY PRESENTED THROUGHOUT * SPACIOUS LIVING ACCOMODATION * COUNTRYSIDE VIEWS * DRIVEWAY AND GARAGE * AN AREA OF OUTSTANDING NATURAL BEAUTY *

We are delighted to offer to the sales market with the benefit of no forward chain this beautifully presented two double bedroom detached stone built bungalow. The property sits on a good size and elevated plot which has driveway for several cars, gardens and pleasant countryside views to both front and rear. The property is warmed by oil central heating, it is fully UPVC double glazed and benefits from a sun room extension to the rear.

The internal accommodation comprises entrance hallway, spacious lounge with ample space for seating furniture and patio doors leading to the rear garden. The hallway gives access to the bathroom with four piece suite including bath and separate shower cubicle, two spacious bedrooms and the open plan kitchen/dining room which is well fitted with a range of wall, base and drawer units with space for dining table, sun room extension which over looks the rear garden. To conclude the accommodation there is a utility/storage room with door leading to the single garage.

To the front the bungalow has a good size driveway allowing off road parking for several cars and leads to a single garage, and also having garden areas and a hardstanding with timber storage shed. To the rear of the bungalow there is a enclosed garden which has been designed for easy maintenance being mostly paved and enjoying fantastic countryside views.

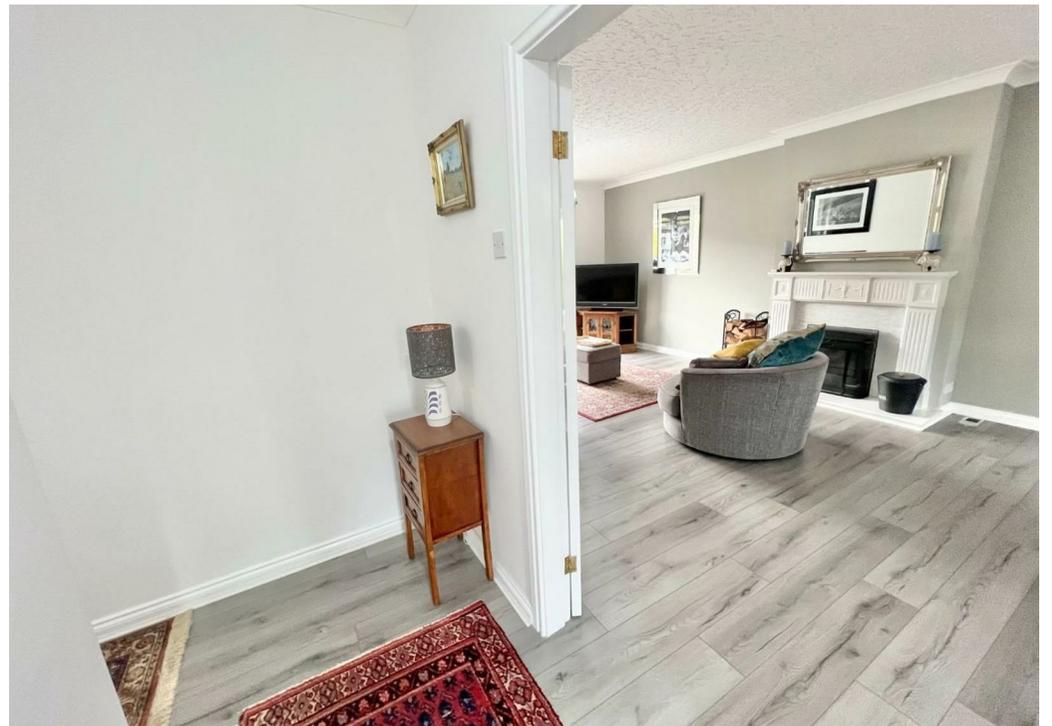
The property is located in the popular village of Ireshopeburn in upper Weardale, 'An area of outstanding natural beauty'. The village is surrounded by an abundance of countryside views and walks and is on a bus route. Other villages are close by, including St Johns Chapel which has a grocery store, village public house, cafe, primary school and village hall.

Please contact Robinsons for further information.

Council Tax Band D

EPC Rating: E









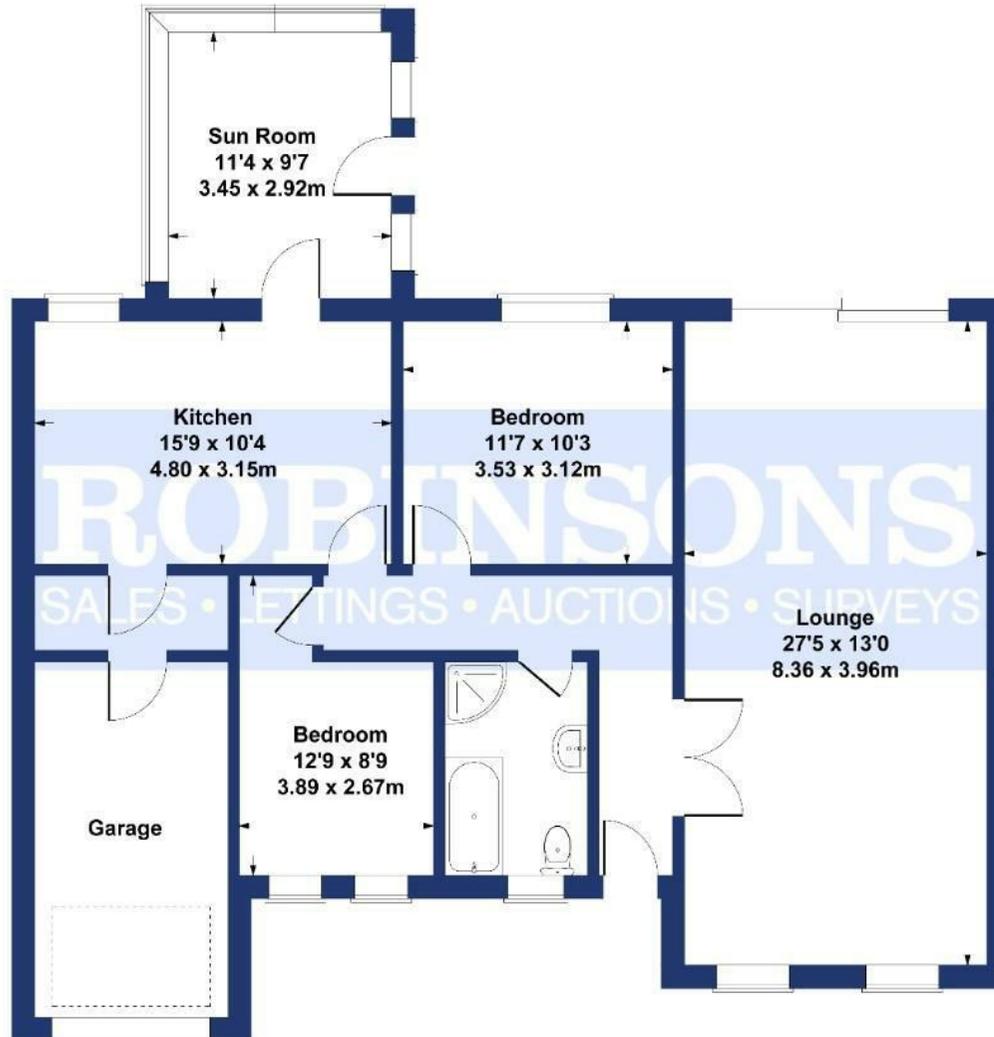






Front Street Ireshopeburn

Approximate Gross Internal Area
1183 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. 2023

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(82 plus) A			80
(61-81) B			
(69-80) C			
(55-68) D			
(39-54) E		51	
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
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.



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

