



Queen Street, Grange Villa, DH2 3LT  
2 Bed - House - Mid Terrace  
£50,000

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**\*\* NO CHAIN \*\* SPACIOUS TWO BEDROOM HOME \*\* TWO DOUBLE BEDROOMS \*\* SHORT COMMUTE TO CHESTER LE STREET, DURHAM, SUNDERLAND AND NEWCASTLE \*\* GOOD TRANSPORT/ROAD NETWORKS \*\* GAS CENTRAL HEATING & UPVC DOUBLE GLAZING \*\* EARLY VIEWING ADVISED \*\***

Available to purchase with no forward chain is this extended two bedroom terrace home with nice outlook to rear. Briefly comprising: large open plan lounge and dining kitchen, rear lobby, family bathroom. The first floor has two good sized bedrooms. Externally there is an enclosed rear yard.

Grange Villa is well situated for those who commute as there are excellent motoring links near by and are also a local shop with in the village with further amenities been found in the nearby Chester Le Street, Stanley and Birtley.

Council Tax Band A  
Energy Rating - To Follow

**Open Plan Lounge & Kitchen**  
21'3" x 14'9" max (6.5 x 4.5 max)

**Rear Lobby**

**Bathroom**

**FIRST FLOOR**

**Landing**

**Bedroom One**  
14'9" x 10'2" (4.5 x 3.1)

**Bedroom Two**  
10'5" x 8'6" (3.2 x 2.6)

**Agents Notes**

Electricity Supply: Mains  
Water Supply: Mains  
Sewerage: Mains  
Heating: Gas Central Heating  
Broadband: Basic 12 Mbps, superfast 108 Mbps, Ultrafast 1000 Mbps  
Mobile Signal/Coverage: Average/Poor  
Tenure: Freehold  
Council Tax: Durham Council, Band A - Approx. £1,469p.a  
Energy Rating: C

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 & C, should be sought from a legal representative or appropriate authorities. Robinsons cannot accept liability for any information provided.



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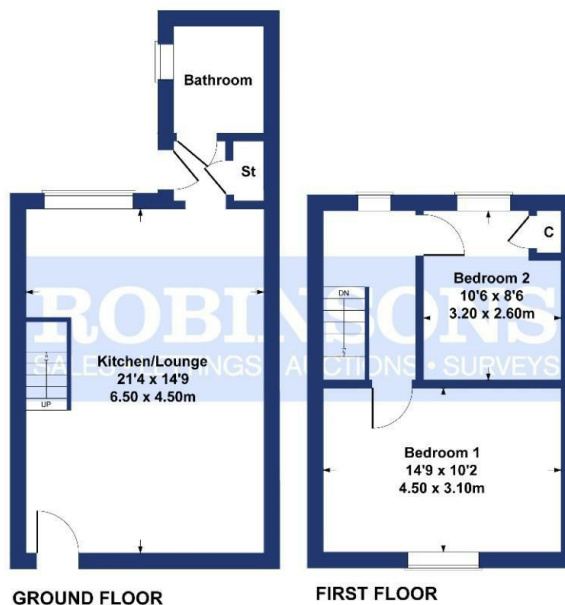
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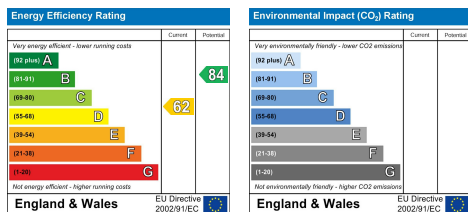
**Queen Street**  
Approximate Gross Internal Area  
688 sq ft - 64 sq m



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. 2022



## DURHAM

1-3 Old Elvet  
DH1 3HL

T: 0191 386 2777 (Sales)

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E: info@robinsonsdurham.co.uk

## DURHAM REGIONAL HEAD OFFICE

19A old Elvet  
DH1 3HL

T: 0191 383 0777

E: info@robinsonsdurham.co.uk

## CHESTER-LE-STREET

45 Front Street  
DH3 3BH

T: 0191 387 3000

E: info@robinsonscs.co.uk

## BISHOP AUCKLAND

120 Newgate Street  
DL14 7EH

T: 01388 458111

E: info@robinsonsbishop.co.uk

## CROOK

Royal Corner  
DL15 9UA

T: 01388 763477

E: info@robinsonscrook.co.uk

## SPENNYMOOR

11 Cheapside  
DH16 6QE

T: 01388 420444

E: info@robinsonsspenny Moor.co.uk

## SEDFIELD

3 High Street  
TS21 2AU

T: 01740 621777

E: info@robinsonssedgefield.co.uk

## WYNYARD

The Wynd  
TS22 5QQ

T: 0174 064 5444

E: info@wynyardfineandcountry.co.uk

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45 Front Street, Chester Le Street, DH3 3BH | Tel: 0191 387 3000 | info@robinsonscs.co.uk

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