



Union Court, Chester le Street Town Centre, DH3 3PA
2 Bed - Apartment
£86,000

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Union Court

Chester le Street Town Centre, DH3 3PA

* NO CHAIN * GROUND FLOOR RETIREMENT APARTMENT * TWO BEDROOMS * ATTRACTIVE KITCHEN AND SHOWER ROOM * TOWN CENTRE LOCATION * OVER 55s DEVELOPMENT *

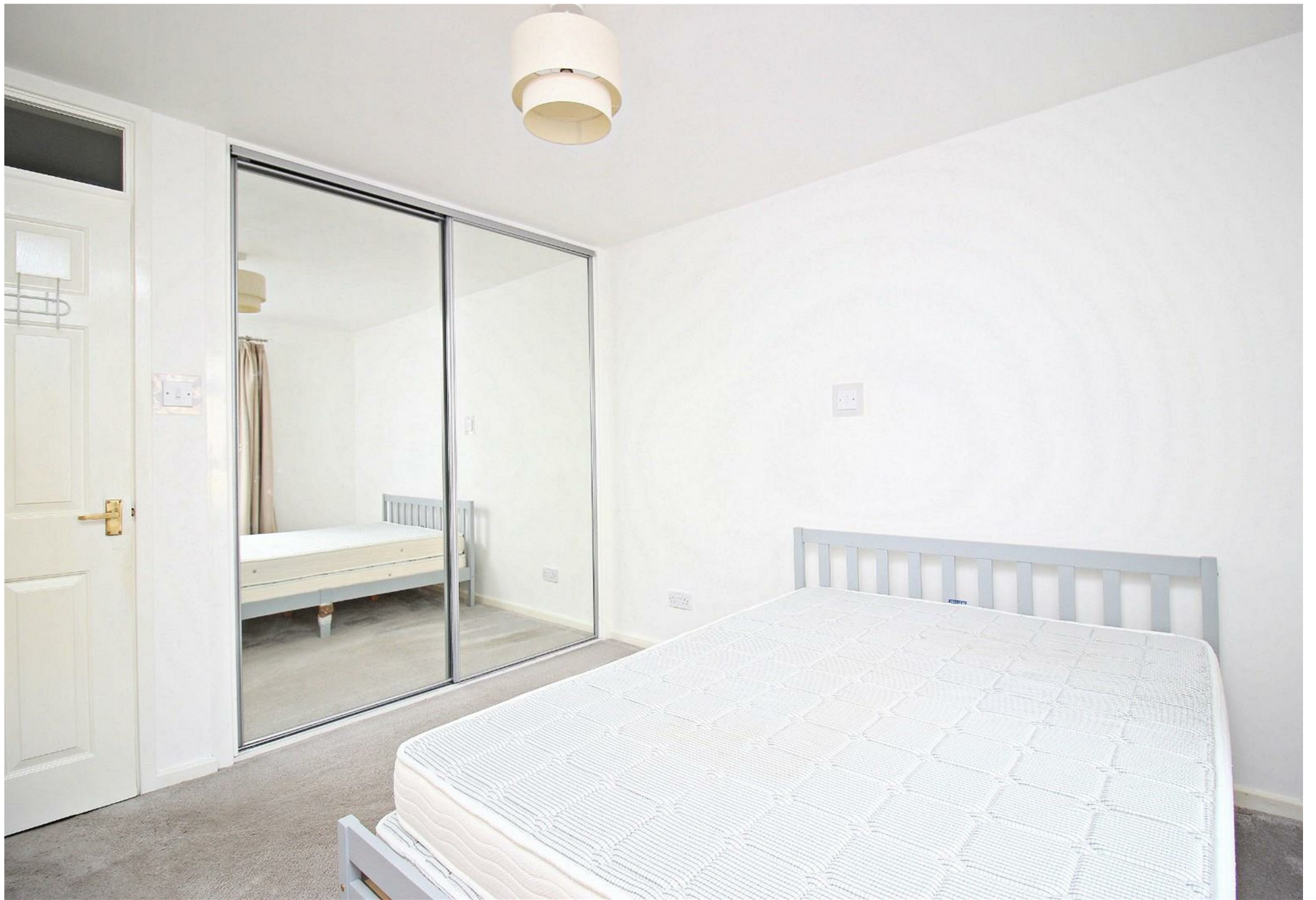
Offered for sale with no onward chain is this well presented ground floor retirement apartment, situated within a dedicated development for those aged 55 and over. Ideal for a single occupant or couple, the property offers comfortable, low maintenance living within a secure and sociable setting, benefitting from an on-site caretaker, communal lounge and resident parking facilities.

The layout comprises secure entry via an intercom system, entrance hallway with ample storage, comfortable lounge with sliding doors to outside space, fitted kitchen with a range of units, double bedroom with fitted wardrobes, a second single bedroom, and an attractive modernised shower room/WC.

Union Court occupies a highly convenient position within Chester le Street town centre, providing easy access to a range of shops, supermarkets, cafés and everyday amenities. Riverside Park is also nearby, offering pleasant walks and open green space, while the railway station and local bus routes provide excellent transport connections to Durham, Newcastle and surrounding areas. The combination of town centre convenience and nearby green space makes this a particularly appealing location for retirement living.

With no onward chain, the property presents an ideal opportunity for a straightforward and hassle-free move.









Hallway

Lounge

15'1" x 11'3" (4.60 x 3.43)

Kitchen

11'1" x 5'10" (3.40 x 1.80)

Bedroom

13'8" x 10'0" (4.17 x 3.05)

Bedroom

11'5" x 6'5" (3.48 x 1.98)

Shower Room / WC

7'1" x 6'5" (2.18 x 1.98)

AGENT'S NOTES

Council Tax: Durham County Council, Band A

Tenure: Leasehold - The flat is held on a leasehold basis, with a 125-year term from 22nd June 1990, and a current service charge of £2,160.71 per annum, payable in quarterly instalments. £540.18 (to be confirmed).

EPC - C

Property Construction – Standard

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

Electricity supply – Mains

Water Supply – Mains

Sewerage – Mains

Heating – Electric

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 – We are 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 – no

Probate – awaiting grant

Rights & Easements – None known

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 – None known

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

Accessibility/Adaptations – None known

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

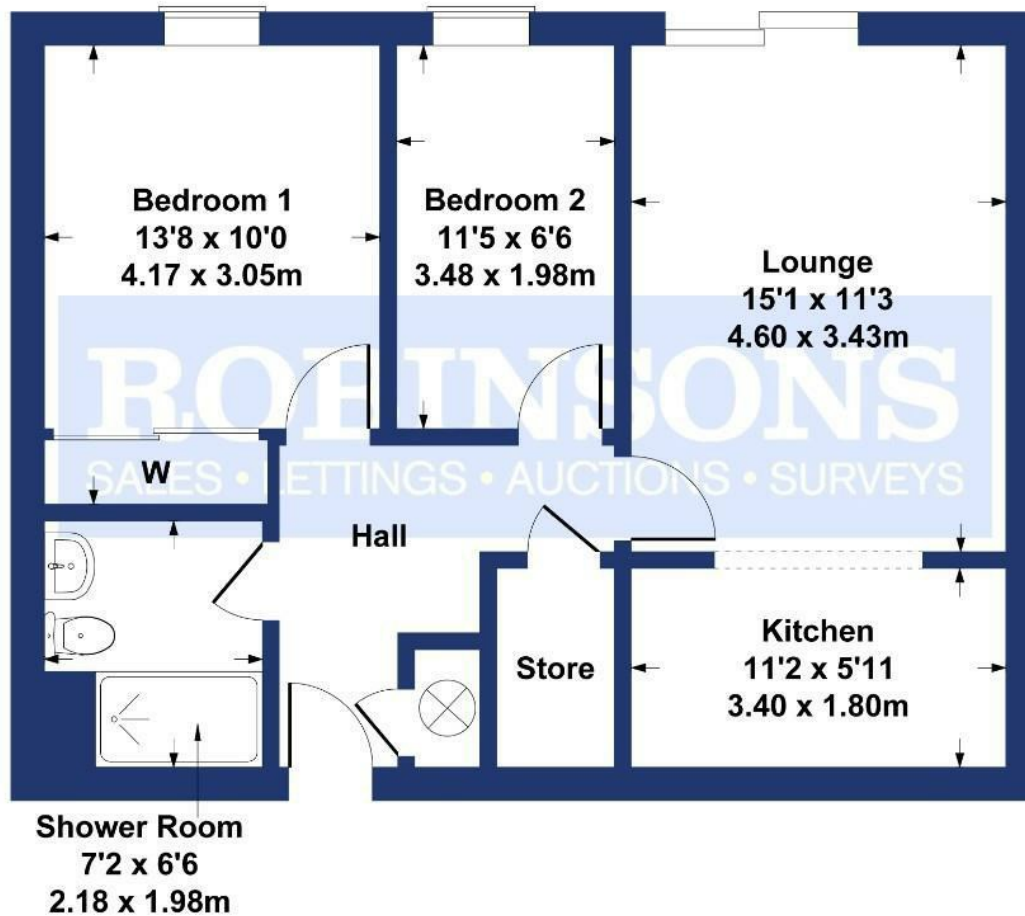
Disclaimer: Our details have been compiled in good faith using publicly available sources and information obtained from the vendor prior to marketing. Verification and clarification of this information, along with any further details concerning Material Information parts A, B & C, should be sought from 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 £42 (inc. VAT) per individual purchaser applies for carrying out these checks.



Union Court

Approximate Gross Internal Area
616 sq ft - 57 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. 2026

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	73	78
		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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