



Front Street, Perkinsville, DH2 1QW  
3 Bed - House - Terraced  
£89,995

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# Front Street Perkinsville, DH2 1QW

\* NO CHAIN \* GREATLY EXTENDED \* WELL PRESENTED THROUGHOUT \*

Available to purchase with the benefit of no onward chain is this greatly extended and well presented 2/3 bedroom home.

The property has been significantly improved by a double storey rear extension and offers a spacious and versatile layout. The floorplan comprises an entrance hallway, a large and inviting lounge/dining area, and a kitchen. To the first floor there are two generous bedrooms, along with a third room ideal as a baby's room or study, and a modern bathroom.

Externally there is an enclosed yard to the rear providing useful outdoor space.

Situated on Front Street in Perkinsville, the property is ideally located for those seeking convenient access to Chester-le-Street, Birtley and the A1(M). Nearby amenities include local shops, takeaways, and a well-regarded primary school, while Chester-le-Street town centre is just a short drive away for a wider range of facilities including supermarkets, bars, and a railway station with direct links to Newcastle, Durham and beyond.

This is a superb opportunity for first-time buyers, small families or buy-to-let investors.









View from end of street

## **GROUND FLOOR**

### **Hallway**

### **Lounge**

15'1" x 11'9" (4.6 x 3.6)

### **Dining Room**

10'9" x 8'2" (3.3 x 2.5)

### **Kitchen**

18'0" x 8'10" (5.5 x 2.7)

## **FIRST FLOOR**

### **Landing**

### **Bedroom**

14'5" x 11'5" (4.4 x 3.5)

### **Bedroom**

11'5" x 8'10" (3.5 x 2.7)

### **Bedroom**

11'5" x 5'10" (3.5 x 1.8)

### **Bathroom**

8'6" x 6'2" (2.6 x 1.9)

### **Agent's Notes**

Electricity Supply: Mains

Water Supply: Mains

Sewerage: Mains

Heating: Gas Central Heating

Broadband: Basic 7 Mbps, Ultrafast 10,000 Mbps

Mobile Signal/Coverage: Average

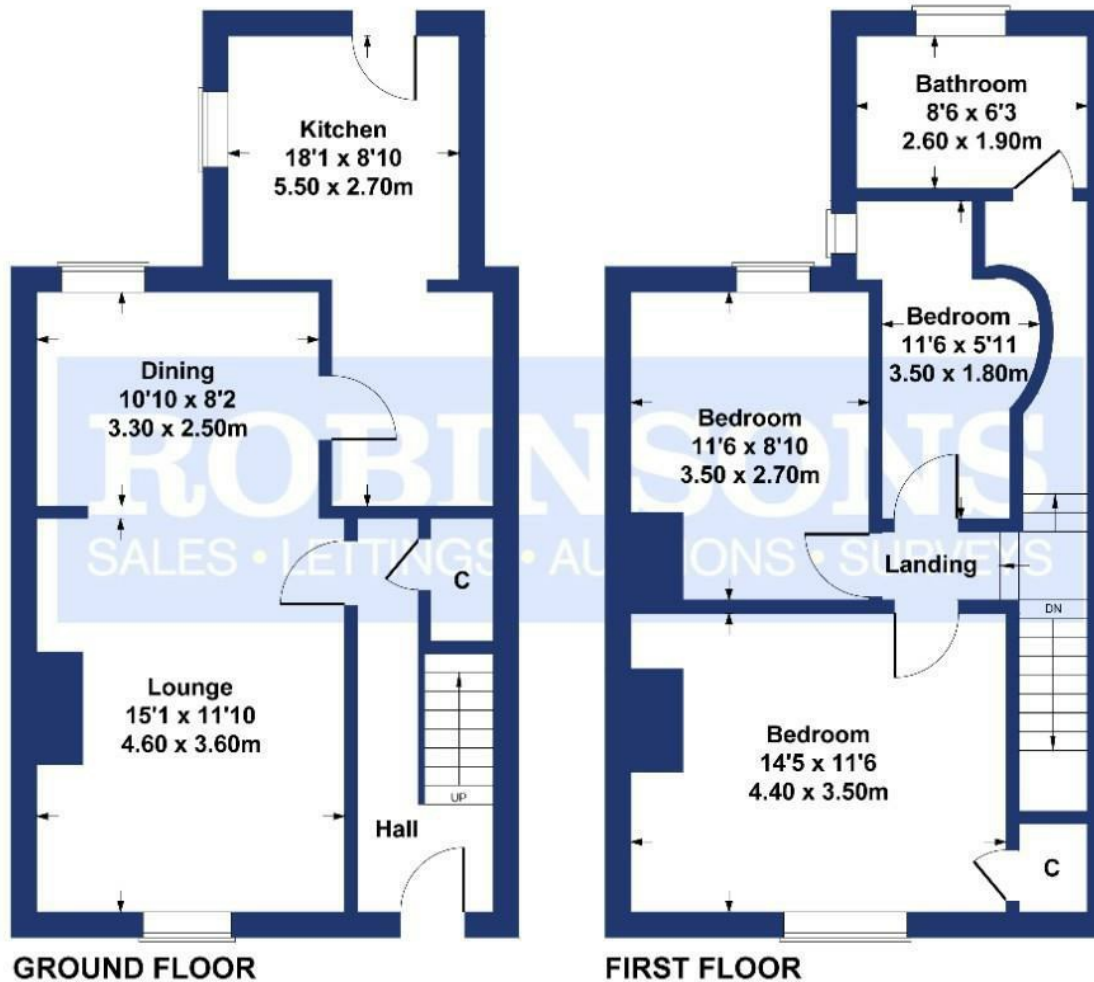
Tenure: Freehold

Council Tax: Durham County Council, Band A - Approx. £1,701 p.a

Energy Rating: D

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.

**Front Street**  
Approximate Gross Internal Area  
1012 sq ft - 94 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			
(82 plus)	A		
(61-81)	B		
(49-60)	C		
(35-48)	D		
(29-34)	E		
(21-28)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		62	74
		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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