



St. Oswalds Square, Pity Me, DH1 5ET
3 Bed - House - Semi-Detached
O.I.R.O £145,000

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St. Oswalds Square

Pity Me, DH1 5ET

No Upper Chain ** Ideal Family, Starter or Investment Property ** Pleasantly Situated ** Popular & Convenient Location ** Outskirts of Durham ** Gardens ** Sunny Rear Aspect ** Upvc Double Glazing & GCH **

The floor plan comprises: entrance porch, hallway, convenient downstairs WC, comfortable full length lounge, spacious fitted kitchen with breakfast or utility area. The first floor has three good size bedrooms and bathroom/WC. Outside, the property occupies a pleasant position with well maintained gardens. The rear benefits from a sunny aspect.

Pity Me is a pleasant village located just a few miles north of Durham city centre. The area is known for its suburban feel, offering a peaceful environment while still being conveniently close to the vibrant city life of Durham.

Residents of Pity Me enjoy access to excellent local amenities, including schools, shops, and healthcare facilities. The Arnison Centre, a large retail park, is nearby, offering a wide range of shopping options, from supermarkets to high-street stores and dining establishments. The village is also well-connected, with easy access to the A167 and public transport links, making it an ideal location for commuters.

For those who appreciate outdoor activities, Pity Me is close to several parks and green spaces, such as the scenic Riverside Park along the River Wear. Additionally, the proximity to Durham's historical sites, like the Durham Cathedral and Castle, adds cultural richness to the area.











GROUND FLOOR

Entrance Porch

Hallway

WC

Lounge

16'10 x 10'05 (5.13m x 3.18m)

Kitchen

18'0 x 10'05 (5.49m x 3.18m)

FIRST FLOOR

Bedroom

16'09 x 8'03 (5.11m x 2.51m)

Bedroom

11'09 x 10'06 (3.58m x 3.20m)

Bedroom

8'07 x 8'02 (2.62m x 2.49m)

Bathroom/WC

7'09 x 5'11 (2.36m x 1.80m)

Agent Notes

Electricity Supply: Mains

Water Supply: Mains

Sewerage: Mains

Heating: Gas Central Heating

Broadband: Basic 4Mbps, Superfast 51Mbps

Mobile Signal/Coverage: Average to Good

Tenure: Freehold

Council Tax: Durham County Council, Band A - Approx. £1701 p.a

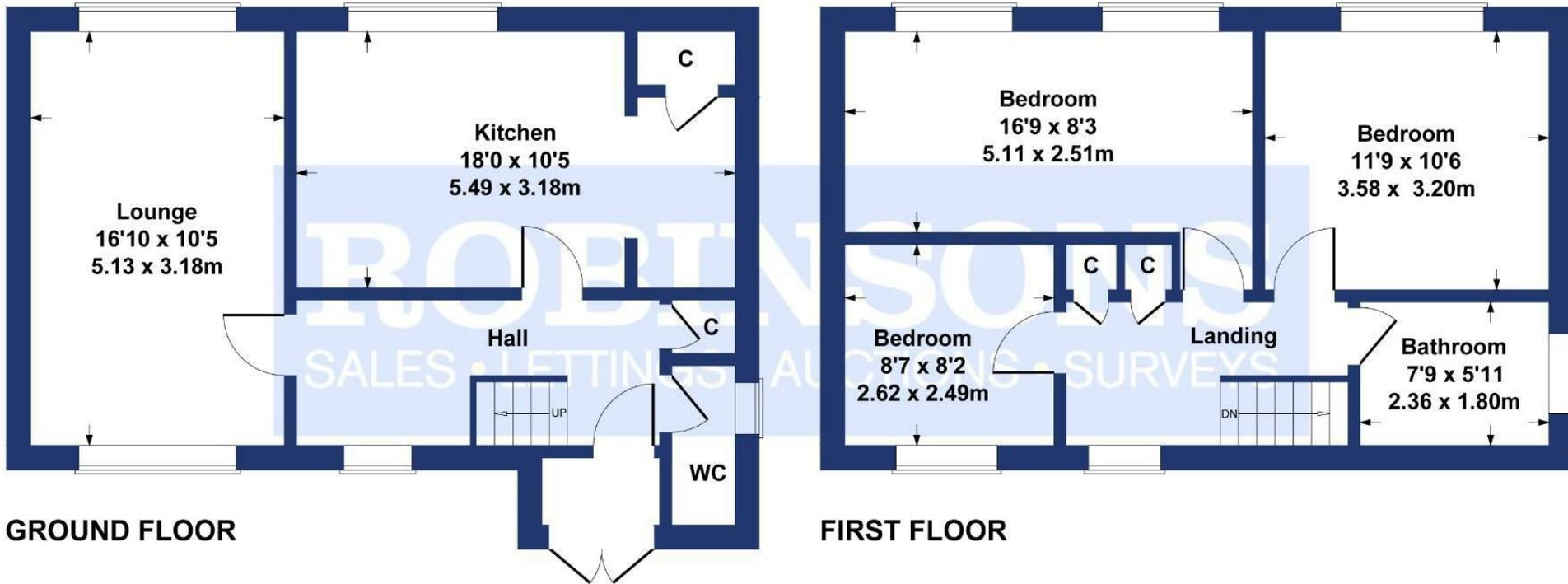
Energy Rating: C

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.

St Oswalds Square

Approximate Gross Internal Area
999 sq ft - 93 sq m

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(82 plus)	A		82
(81-81)	B		
(69-80)	C	71	
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



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

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.



1 Old Elvet, Durham City, Durham, DH1 3HL
Tel: 0191 386 2777
info@robinsonsdurham.co.uk
www.robinsonsestateagents.co.uk

