High Street North, Langley Moor, DH7 8JS
3 Bed - Bungalow - Detached
O.I.R.O £179,995

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High Street North
Langley Moor, DH7 8JS

No Chain ** Good Potential ** Upgrading Required ** Convenient & Prominent Position ** Outskirts of Durham ** Large Gardens ** Garage **

Located in the charming area of Langley Moor, Durham, this detached bungalow presents a unique opportunity for those seeking a property with great potential. Boasting three bedrooms, comfortable living space and views over generous gardens, this property is ideal for a variety of buyers.

Upon entering through the sun room which overlooks the gardens, you will find a welcoming reception room that offers a perfect setting for relaxation or entertaining guests. The bungalow also features a bathroom and kitchen that caters for everyday needs, while the generous plot surrounding the property provides ample outdoor space for gardening or leisure activities.

The location is particularly advantageous, as it is situated close to Durham city, offering a wealth of amenities, shops, and excellent road links for commuting.

This property is being sold with no upper chain, allowing for a smooth transition for the new owner. While some upgrading is required, this presents a wonderful opportunity to personalise the space to your taste and style.

In summary, this bungalow in Langley Moor is a rare find, combining a prime location with the potential for transformation. Whether you are looking to invest or create your dream home, this property is well worth considering.

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Sun Room
14'02 x 5'04 (4.32m x 1.63m)

Lounge Diner
16'09 x 14'02 (5.11m x 4.32m)

Kitchen
11'07 x 7'11 (3.53m x 2.41m)

Rear Hall

Bedroom
17'01 x 10'05 (5.21m x 3.18m)

Bedroom
9'10 x 9'09 (3.00m x 2.97m)

Bedroom
9'10 x 9'09 (3.00m x 2.97m)

Bathroom
5'06 x 5'0 (1.68m x 1.52m)

WC

Agents Notes
Council Tax: Durham County Council, Band C - Approx. £2268 p.a
Tenure: Property is currently going through first registration and will be assumed Freehold
Estate Management Charge – NA
Property Construction – Standard
Gas Supply - Mains
Electricity supply – Mains
Water Supply – Mains
Sewerage – Mains
Heating – Gas Central Heating via combination boiler
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 – The Vendor is 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 currently going through first registration. Our image on the property details shows a guide to the plot layout, this is to be confirmed.
Selective licencing area – NA
Probate – Granted
Rights & Easements – Advised that the Council own the driveway but property has access. The rear land is leased from the council for a peppercorn rent. This may be possible to transfer over or apply for processionary title as been maintained for many years. A legal representative should look over everything for any buyer.
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 £60 (inc. VAT) per individual purchaser applies for carrying out these checks.

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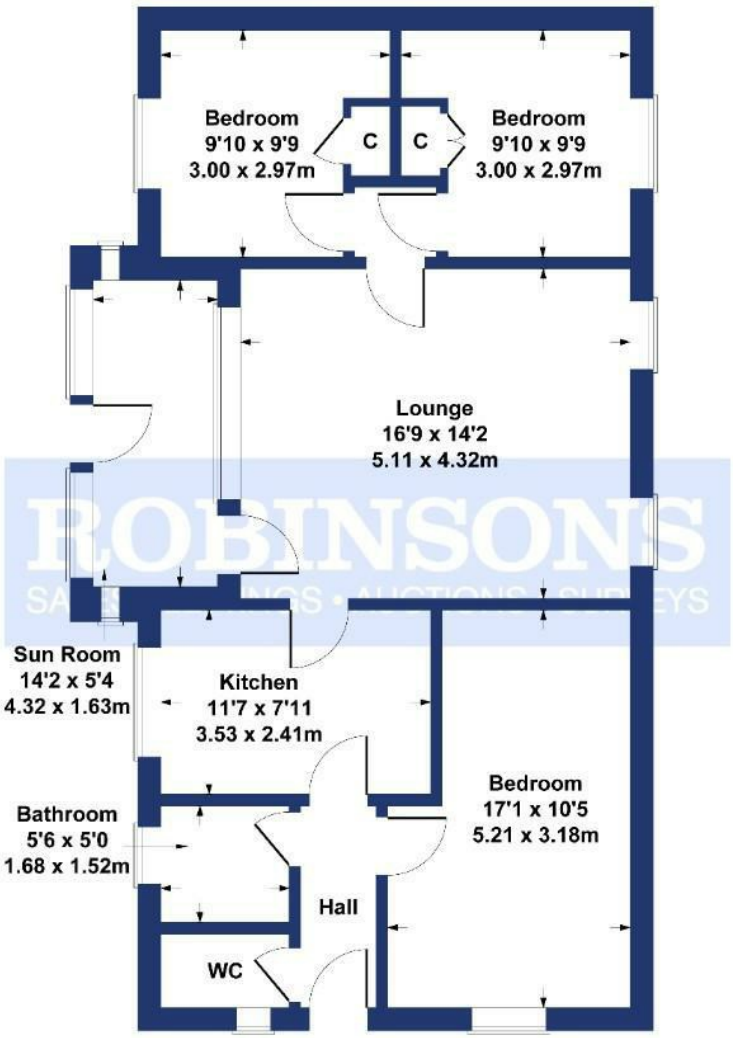
Vine Cottage

Approximate Gross Internal Area
885 sq ft - 82 sq m



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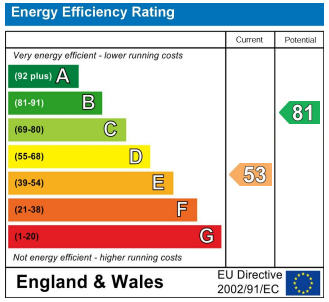
SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY

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



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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