



Claypath Court, Durham City Centre, DH1 1QE
1 Bed - Apartment
Offers Over £99,950

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Claypath Court

Durham City Centre, DH1 1QE

** Top (4th) Floor Apartment ** Over 55 Complex ** City Centre Location ** Historic Building ** Spacious With High Ceilings ** Electric Heating
** Management Company provide a 24 hour emergency care line ** Location Manager at Claypath Court**

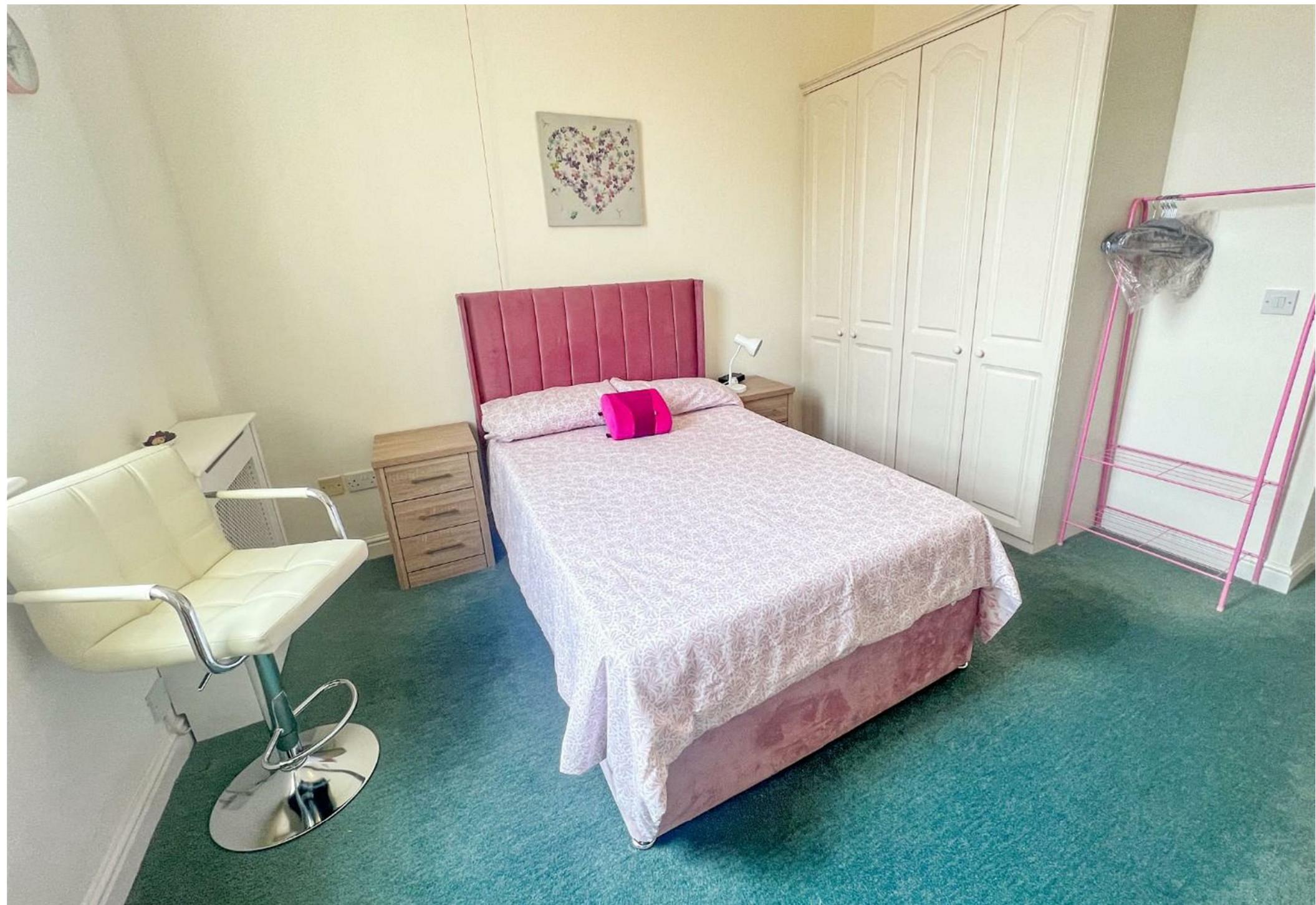
The floor plan comprises; communal entrance, stairs and lift access to all floors, spacious reception hallway, comfortable living room, fitted kitchen with a range of integral appliances, double bedrooms and modern shower room/WC. Outside there are communal gardens and residents parking.

Located in the original part of this stunning Grade II Listed building, this top floor apartment is exclusively available to those aged 55 and over. Positioned in the heart of the City Centre, it offers convenient access to a wide range of shops, restaurants, and local amenities—all within walking distance.

Enjoy picturesque views of the Cathedral to the front and expansive city vistas to the rear. The apartment features high ceilings, electric heating, and double glazing (with triple glazing to the bedroom), combining period character with modern comfort. The well-presented accommodation comprises an entrance lobby, hall/dining area, lounge, kitchen, double bedroom, and a contemporary shower room—making it a unique, move-in ready home.

Residents benefit from secure communal entrances, lift access to all residential floors, a communal lounge, laundry facilities, and a refuse chute. The central location also offers excellent connectivity via nearby road links and public transport, making it ideal for both city living and convenient travel.









Communal Entrance

Reception Hallway

Lounge

13'6 x 10'6 (4.11m x 3.20m)

Kitchen

8'0 x 7'3 (2.44m x 2.21m)

Bedroom

12'0 x 10'7 (3.66m x 3.23m)

Shower Room/WC

7'4 x 5'6 (2.24m x 1.68m)

Agent Notes

Electricity Supply: Mains

Water Supply: Mains

Sewerage: Mains

Heating: Electric

Broadband: Basic 23 Mbps

Mobile Signal/Coverage: Good

Tenure: Leasehold 125 years from 1999 - 98 years remaining. Ground rent £100pa. Service charge £315 per month.

Council Tax: Durham County Council, Band C - Approx. £2,268 p.a

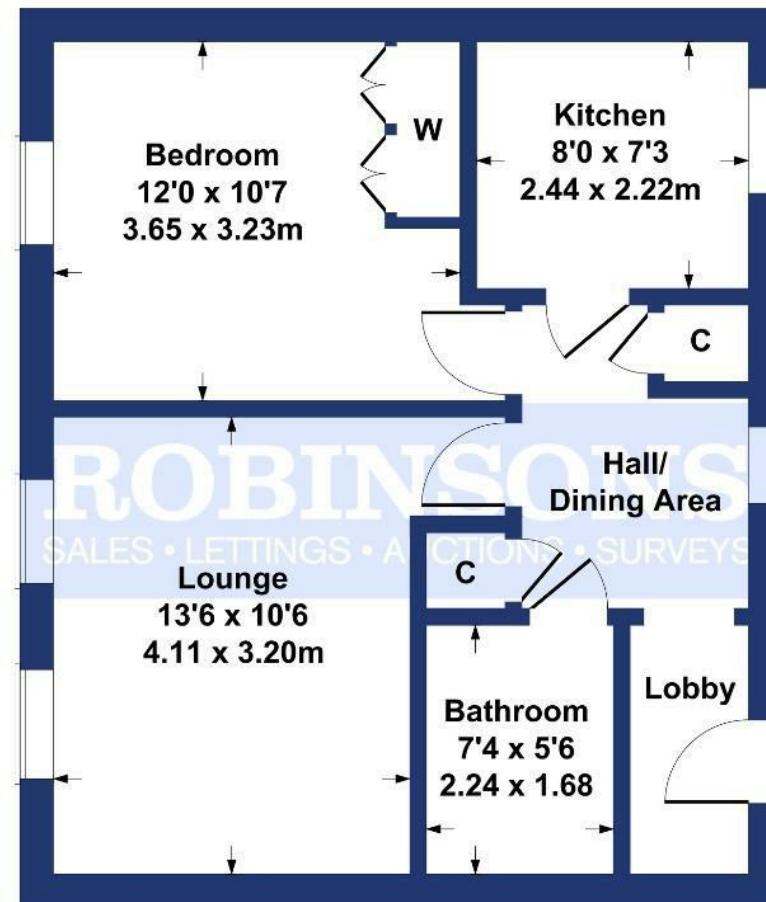
Energy Rating: C

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.

HMRC Compliance: 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 £30 (inc. VAT) per individual purchaser applies for carrying out these checks.

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Approximate Gross Internal Area
506 sq ft - 47 sq m

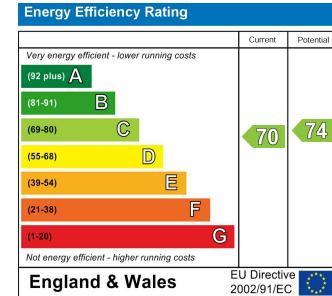


SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY

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

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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