

Tate Avenue, Kelloe, DH6 4LT
3 Bed - House - Semi-Detached
£95,000

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Tate Avenue
Kelloe, DH6 4LT

No Upper Chain ** New Roof ** Garage / Parking ** Private Rear Aspect ** Ideal Starter, Family or Investment Property ** Village Location ** Outskirts of Coxhoe & Durham ** Good Road Links ** Upvc Double Glazing & Electric Heat Pump Heating **

The floor plan comprises: entrance porch, hallway, comfortable lounge, kitchen with door to the rear garden. The first floor has three bedrooms and shower room/WC. Outside, there is parking, garage and good sized rear garden with private aspect.

Kelloe is a charming village situated in County Durham, offering a peaceful rural lifestyle while being well-connected to larger towns and cities. The village has access to essential amenities, including a local primary school and village shop. For further conveniences, the nearby town of Coxhoe provides additional shopping and healthcare services, just a short drive away. Kelloe is ideally located for commuters, with excellent road links via the A1(M), offering easy access to Durham City (approximately 7 miles away), Newcastle, and Teesside. The village is also surrounded by beautiful countryside, perfect for outdoor enthusiasts who enjoy walking, cycling, and nature. Its proximity to Durham also means residents can enjoy the vibrant cultural and historical offerings, including Durham Cathedral, the River Wear, and a range of dining and shopping options. Overall, Kelloe is an ideal choice for buyers seeking a quieter life without sacrificing access to modern conveniences and road networks.





























GROUND FLOOR

Entrance Porch

Hallway

Lounge
18'8 x 11'2 (5.69m x 3.40m)

Kitchen
18'1 x 10'2 (5.51m x 3.10m)

FIRST FLOOR

Bedroom
14'5 x 8'6 (4.39m x 2.59m)

Bedroom
11'6 x 9'10 (3.51m x 3.00m)

Bedroom
18'8 x 8'10 (5.69m x 2.69m)

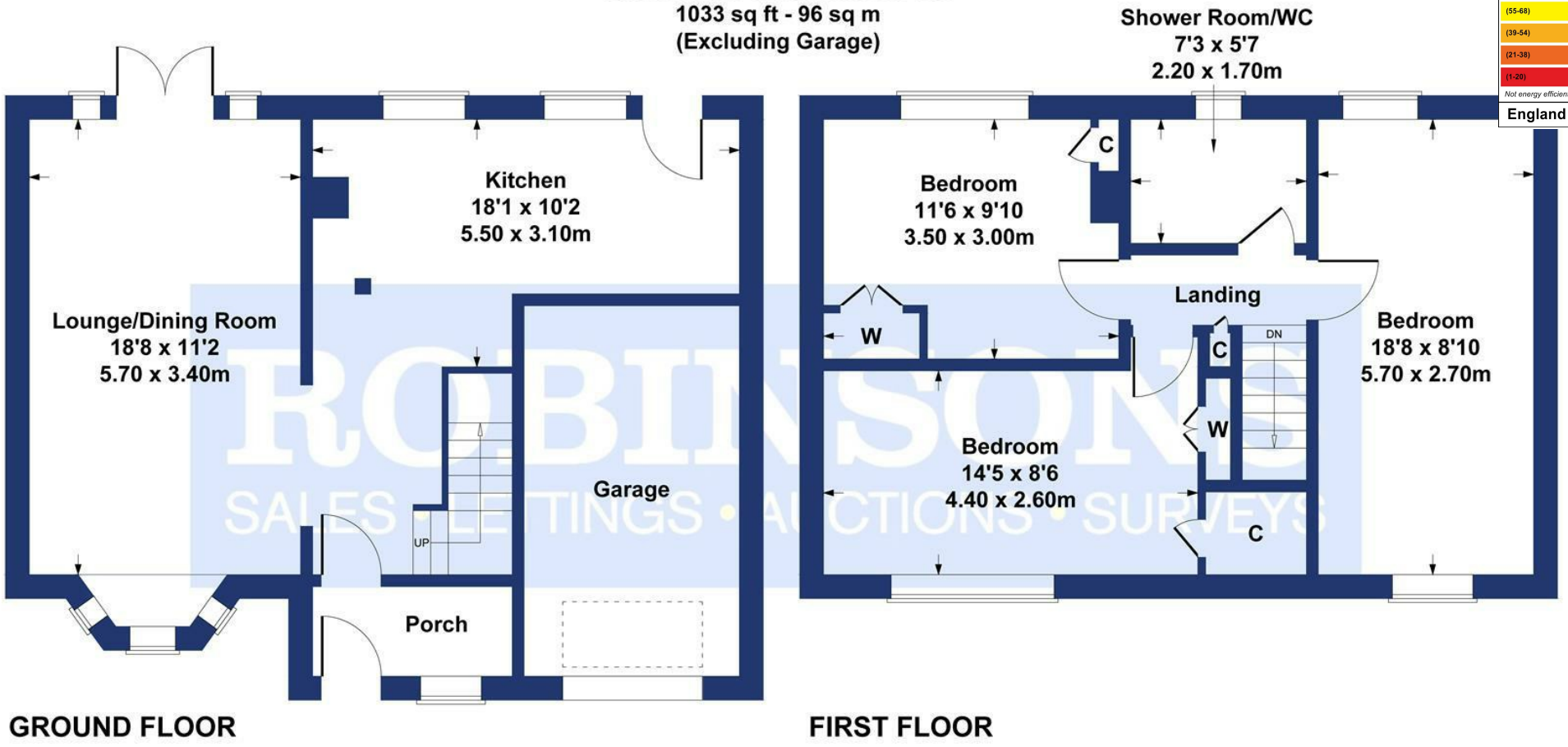
Shower Room/WC
7'3 x 5'7 (2.21m x 1.70m)

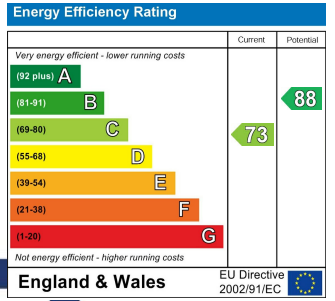
Agent Notes
Electricity Supply: Mains
Water Supply: Mains
Sewerage: Mains
Heating: Electric Heat Pump
Broadband: Basic 5 Mbps, Superfast 61 Mbps
Mobile Signal/Coverage: Average
Tenure: Freehold
Council Tax: Durham County Council, Band A - Approx. £1,701 p.a
Energy Rating: C

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.

Tate Avenue

Approximate Gross Internal Area
1033 sq ft - 96 sq m
(Excluding Garage)





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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