



Dunelm Court, Brandon, DH7 8UQ
2 Bed - Apartment
O.I.R.O £79,950

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Dunelm Court Brandon, DH7 8UQ

Superb First Floor Apartment ** Good Size Garden ** Parking Space ** Upgraded Throughout ** Ideal For Professionals, Couples or Buy-to-Let
** Outskirts of Durham ** Good Road Links ** Spacious Floor Plan ** Sold With Some Kitchen Appliances ** Rarely Available ** Competitive
Price ** Replacement Upvc Double Glazing & GCH Via Combi ** Early Viewing Advised **

The floor plan comprises: entrance lobby with stairs to main landing, comfortable living room with air conditioning unit and door to a Juliet style balcony. The kitchen is fitted with a range of modern units and comes with some appliances. The two bedrooms are of a good size, along with the bathroom/WC which has some fitted units and shower over bath. Outside, there is an enclosed good size garden with sunny aspect. We are also advised that there is a parking space.

Brandon, a charming village in County Durham, offers a wonderful blend of rural tranquillity and modern convenience, making it an ideal location for potential buyers. The village is well-equipped with essential amenities, including a variety of local shops and amenities ensuring day-to-day needs are easily met. For families, there are reputable schools nearby, along with community facilities and green spaces for recreation.

Brandon is well-connected, with excellent transport links to the historic city of Durham, which is just a short drive or bus journey away, offering additional shopping, dining, and cultural attractions. The nearby A690 and A1(M) provide convenient access to the wider region, making it a great choice for commuters. Surrounded by picturesque countryside, Brandon also boasts opportunities for outdoor activities, with scenic walking trails and nature reserves on its doorstep, offering a peaceful lifestyle with all the convenience of modern living.









Entrance

Lounge

14'3 x 12'0 (4.34m x 3.66m)

Kitchen

8'10 x 8'3 (2.69m x 2.51m)

Bedroom

14'3 x 8'6 (4.34m x 2.59m)

Bedroom

10'9 x 7'6 (3.28m x 2.29m)

Bathroom/WC

Agent Notes

Electricity Supply: Mains

Water Supply: Mains

Sewerage: Mains

Heating: Gas Central Heating

Broadband: Basic 8Mbps, Superfast 75Mbps

Mobile Signal/Coverage: Good to Average

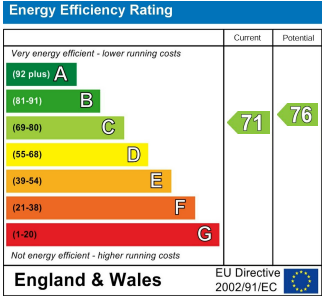
Tenure: Leasehold. 215 year lease from 1991 with Approx. 181 years remaining on the lease. Service Charge of £20 per month and no ground rent payable.

Council Tax: Durham County Council, Band A - Approx. £1621p.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.



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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