





Bishops Way, Trimdon Village, TS29 6FF
4 Bed - House - Detached
£279,950

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We are thrilled to offer to the market with no onward chain; this sensational detached family home with four bedrooms & two bathrooms, beautifully positioned within this stunning 'Homes by Esh' development on Bluebell Gardens, within the popular location of Trimdon Village. 'Homes by Esh' are one of the North's leading private housebuilders & enjoy a strong reputation in the new homes market. This 'Juniper' style residence comes with the high standard, quality fixtures, fittings & materials for which 'Homes by Esh' are so renowned. Having easy access to all of the immediate amenities offered in & around the area itself & within excellent commuting distance to all major road links leading to Durham City, Darlington & Teesside, the property boasts upgraded flooring throughout, an upgraded kitchen & upgraded garden area. In brief, this well proportioned property comprises: Welcoming entrance hallway with stairs to the first floor & access to a useful ground floor cloaks/wc, spacious lounge with window to front elevation, the superb open-plan kitchen/diner/family area with a range of fitted wall & base units & bi-fold doors to the rear garden, separate utility room & a separate study. The first floor landing boasts four bedrooms (the master bedroom having en-suite facilities) & beautiful family bathroom. Externally, a good sized, enclosed garden is positioned to the rear & is largely laid to lawn with patio area whilst the front is open aspect & has a spacious driveway for two vehicles which leads to a single garage. This is an excellent opportunity to acquire the last remaining property on this extremely sought after development & we thoroughly encourage full internal viewing.

FREEHOLD
EPC Rating: B
Council Tax Band: D

ENTRANCE HALLWAY

LOUNGE
12'3 x 11'6 (3.73m x 3.51m)

KITCHEN / DINER / FAMILY AREA
22'3 x 14'0 (6.78m x 4.27m)

UTILITY ROOM
6'11 x 6'7 (2.11m x 2.01m)

STUDY
5'10 x 5'7 (1.78m x 1.70m)

FIRST FLOOR LANDING

MASTER BEDROOM
13'3 x 10'3 (4.04m x 3.12m)

EN-SUITE SHOWER ROOM
7'9 x 4'5 (2.36m x 1.35m)

BEDROOM TWO
11'2 x 10'4 (3.40m x 3.15m)

BEDROOM THREE
11'10 x 7'0 (3.61m x 2.13m)

BEDROOM FOUR
10'4 x 7'9 (3.15m x 2.36m)

FAMILY BATHROOM
7'1 x 6'7 (2.16m x 2.01m)

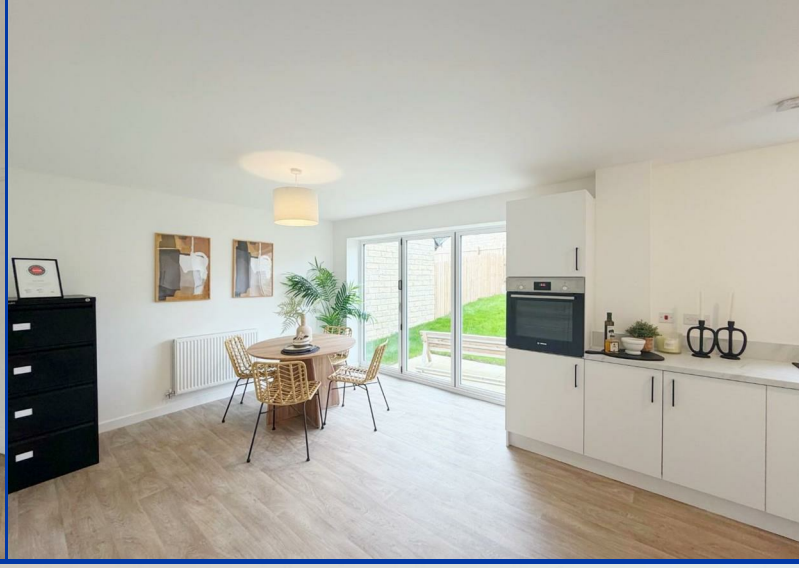
EXTERNALLY

SINGLE GARAGE

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.

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 £60 (inc. VAT) per individual purchaser applies for carrying out these checks.











OUR SERVICES

Mortgage Advice

Conveyancing

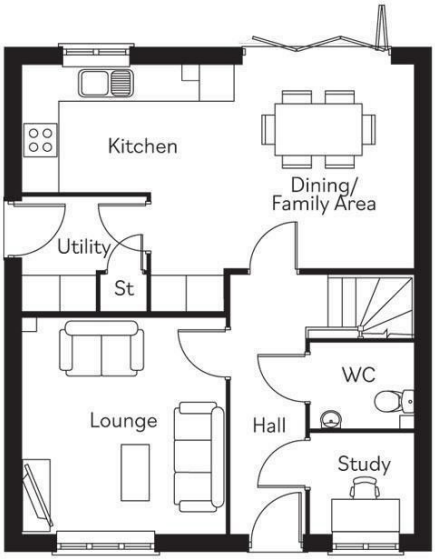
Surveys and EPCs

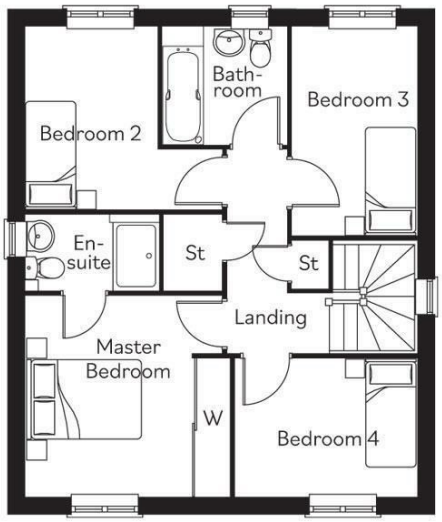
Property Auctions

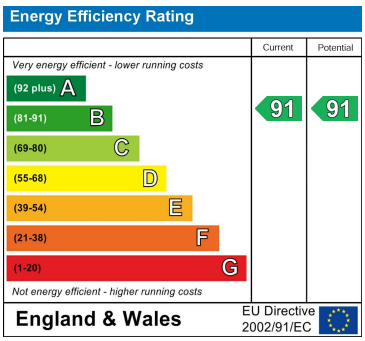
Lettings and Management

Strategic Marketing Plan

Dedicated Property Manager







DURHAM
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DH1 3HL
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T: 0191 383 9994 (option1) (Lettings)
E: info@robinsonsdurham.co.uk

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RICS

ARLA Association of Residential Letting Agents

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