



The Grove, Coxhoe, DH6 4AW
2 Bed - House - Semi-Detached
£750 Per Calendar Month

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Well Presented & Pleasantly Situated ** Village Location **
Gardens ** Good Road Links & Local Amenities ** Unfurnished
**

Step inside to a bright and welcoming hallway that introduces this stylish, contemporary home. Neutral tones and soft grey carpets flow throughout, offering a modern backdrop ready for your personal touch.

The ground floor features spacious living areas, including a light-filled lounge and a flexible dining room—ideal as a third bedroom or home office if desired. At the heart of the home sits a sleek, modern kitchen with ample space for both cooking and casual dining, perfect for family meals or entertaining friends.

Upstairs, two generous double bedrooms offer comfort and space, complemented by a family bathroom and a separate WC for added convenience.

Outside, a beautifully maintained rear garden provides a private retreat surrounded by greenery—ideal for relaxing or social gatherings. There is also off road parking to the rear of the property.

Situated in Coxhoe, residents enjoy access to a variety of amenities including convenience stores, a pharmacy, and inviting eateries. Embrace the community spirit at the village hall, hosting an array of fitness classes, coffee mornings, and seasonal markets. For comprehensive shopping needs, Spennymoor is 4 miles away, boasting supermarkets and a diverse selection of high street shops and dining options.

Indulge in retail therapy at Durham City Retail Park, a short 6-mile journey, offering an extensive array of brands, homeware stores, and delectable fast food outlets. For a cultural experience, explore the historic city of Durham, renowned for its charming independent shops, acclaimed restaurants, and vibrant nightlife.

Agents Notes

Property Construction – Standard, non-traditional

Number & Types of Rooms – Please refer to the details and floorplan, all measurements are for guidance only

Gas Supply - Mains

Electricity supply – Mains

Water Supply – Mains (not metered)

Sewerage – Mains

Heating – Gas Central Heating/Electric/Oil

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>

Selective licencing area – no

Disclaimer: Our details have been compiled in good faith using publicly available sources and information obtained from the landlord 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.

REDRESS

For Redress we subscribe to the Property Redress Scheme (PRS) – Premiere House, 1st Floor, Elstree Way, Borehamwood, Hertfordshire WD6 1JH



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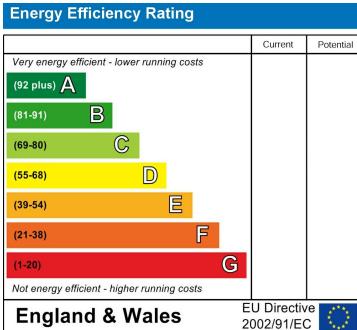
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