

**Spencer Road, Spennymoor, DL16 7WA**  
**3 Bed - House - Semi-Detached**  
**£162,000**

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Nestled on Spencer Road in the charming town of Spennymoor, this delightful three-bedroom semi-detached family home is now available for sale with no onward chain. This property presents an excellent opportunity for families or first-time buyers seeking a comfortable and inviting residence.

Upon entering, you are welcomed into a spacious lounge that provides a perfect setting for relaxation and family gatherings. The heart of the home is undoubtedly the beautiful kitchen, which comes equipped with integrated appliances, making it both functional and stylish for culinary enthusiasts.

The master bedroom is a true highlight, boasting a stunning outlook that enhances the tranquil atmosphere of the home. Additionally, it features a useful ensuite, providing convenience and privacy. The two further bedrooms are well-proportioned, offering ample space for family members or guests.

Outside, the property benefits from a large block-paved driveway with space for two cars, ensuring plenty of off-road parking for residents and visitors alike. The property is situated in a cul-de-sac opposite a lovely green. The good-sized enclosed landscaped garden and patio area create an ideal space for outdoor entertaining, gardening, or simply enjoying the fresh air.

This charming home is sure to attract interest, and early viewing is highly recommended to avoid disappointment. With its appealing features and prime location, this property is a wonderful opportunity to create lasting memories in a lovely family environment.

**EPC Rating**  
Council Tax Band

**Hallway**  
quality flooring, radiator and stairs to the first floor

**Lounge**  
12'8 x 11'7 (3.86m x 3.53m)  
Quality flooring, radiator, Upvc Window

**Inner Hall**  
quality flooring and large storage cupboard.

**W/C**  
W/C, wash hand basin, radiator and quality flooring

**Kitchen**  
15'0 x 10'0 (4.57m x 3.05m)  
Morden wall and base units, integrated fridge and freezer, oven, hob, extractor fan, dishwasher, plumbed for washing machine, quality flooring, radiator, Upvc window, space for dining room table, stainless steel sink with mixer tap and drainer, French doors leading to the rear garden.

### Landing

quality flooring, loft access.

### Bedroom One

11'5 x 11'8 max points (3.48m x 3.56m max points )  
quality flooring, radiator, Upvc window with lovely outlook

### Ensuite

Shower cubicle, wash hand basin, w/c, Upvc window, extractor fan.

### Bedroom Two

10'6 x 8'8 max points (3.20m x 2.64m max points )  
quality flooring, radiator, Upvc window, fitted wardrobe.

### Bedroom Three

9'6 x 7'0 (2.90m x 2.13m )  
quality flooring, radiator, Upvc window

### Bathroom

White panelled bath, wash hand basin, w/c extractor fan, tiled splash backs, radiator.

### Externally

To the front elevation is a double blocked paved driveway which over looks a beautiful green area, while to the rear there is a lovely enclosed landscaped garden and patio

### Agent Notes

Electricity Supply: Mains  
Water Supply: Mains  
Sewerage: Mains  
Heating: Gas Central Heating  
Broadband: Ultra-fast 10000Mbps  
Mobile Signal/Coverage: Good  
Tenure: Freehold  
Council Tax: Durham County Council, Band - Approx. £p.a  
Energy Rating:

**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.



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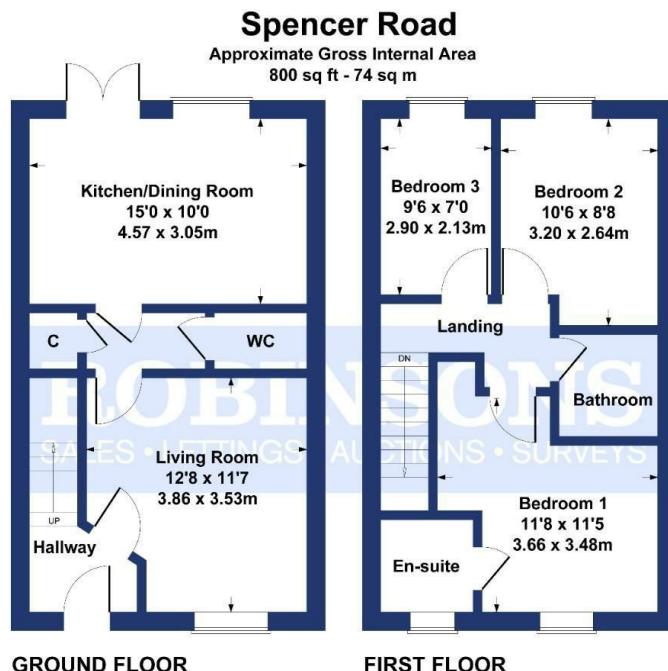
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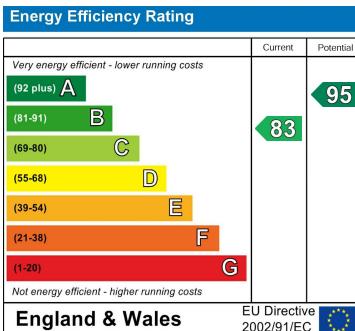
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