

Cragside Close, Spennymoor, DL16 7SD
3 Bed - House - Semi-Detached
£159,950

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Robinsons are delighted to offer to the market this WELL PRESENTED THREE BEDROOM SEMI-DETACHED PROPERTY WITH NO ONWARDS CHAIN which sits within this popular and sort after residential development built by Bellway Homes. The property in our opinion should suit a variety of purchasers including first time buyers and families looking to move up the property ladder. This lovely home has an endless amount of benefits and some of the keys features are spacious lounge, separate dining room, conservatory, off road parking, garage and easy to maintain gardens, UPVC DOUBLE GLAZING and GAS CENTRAL HEATING. This small residential development sits approximately a ten minute walk into Spennymoor town centre and local amenities and is conveniently located for access to bus routes and nearby schools.

Viewers will certainly not be disappointed upon viewing and the property itself briefly comprises of; ENTRANCE HALL, LOUNGE with archway to separate dining room, good sized kitchen with some integrated appliances and conservatory, to the first floor is three good sized bedrooms and family bathroom. Externally to the front elevation there is an easy to maintain garden and driveway which leads to a single garage, while to the rear there is a good sized well presented garden. Given all of the above early viewing is advised to avoid any disappointment.

EPC Rating – C
Council Tax Band - C

Porch

Radiator, uPVC window, storage cupboard.

Hallway

Quality flooring stairs to first floor.

Lounge

13'9 x 12'5 max points (4.19m x 3.78m max points)
UPVC bay window, radiator, wood effect flooring.

Dining Room

9'5 x 7'4 (2.87m x 2.24m)
Radiator, sliding doors to conservatory.

Kitchen

9'8 x 8'0 (2.95m x 2.44m)
Wall and base units, stainless steel sink with mixer tap and drainer, integrated oven, hob, extractor fan, tiled splashbacks, space for fridge freezer, uPVC window, radiator, access to garage.

Conservatory

8'8 x 7'9 (2.64m x 2.36m)
UPVC windows, radiator, french doors leading to the rear garden.

Landing

Quality flooring, uPVC window, loft access.

Bedroom One

11'7 x 8'8 (3.53m x 2.64m)
UPVC window, radiator.

Bedroom Two

12'4 x 9'0 (3.76m x 2.74m)
UPVC window, radiator.

Bedroom Three

8'0 x 6'5 (2.44m x 1.96m)
UPVC window, radiator.

Bathroom

White panelled bath with shower over, wash hand basin, W/C, uPVC window, spotlights, chrome towel radiator.

Externally

To the front elevation is an easy to maintain garden and block paved driveway which leads to a garage. While to the rear, there is a good sized enclosed garden with a patio and decked area.

Garage

16'0 x 8'6 max points (4.88m x 2.59m max points)
Power and lighting.

Agent Notes

Electricity Supply: Mains
Water Supply: Mains
Sewerage: Mains
Heating: Gas Central Heating
Broadband:
Mobile Signal/Coverage:
Tenure: Freehold
Council Tax: Durham County Council, Band C - Approx. £2,271.95 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.



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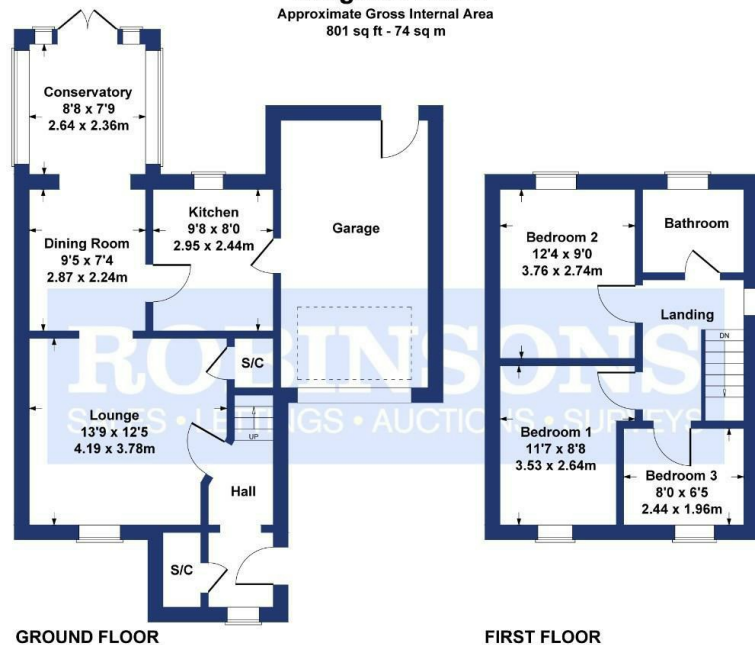
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Lettings and Management

Strategic Marketing Plan

Dedicated Property Manager

Cragside Close
Approximate Gross Internal Area
801 sq ft - 74 sq m



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.

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs	A		
B			
C			
D			
E			
F			
G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions	A		
B			
C			
D			
E			
F			
G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

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