



Langmere, Spennymoor, DL16 6UN  
2 Bed - Bungalow  
£139,950

**ROBINSONS**  
SALES • LETTINGS • AUCTIONS • SURVEYS



Robinsons are delighted to offer to the market, with no onward chain, this two bedroomed semi detached bungalow which is pleasantly situated and located on the ever popular Greenways Estate, less than a ten-minute walk to Spennymoor Town centre and local amenities. The property is also well placed for commuting purposes, being within easy reach of the A19 and A1, which is ideal for the commuter travelling to nearby Durham City, Darlington and Teesside and other parts of the region. The property would ideally suit a retired couple and has the added bonus of a easy to maintain garden, off road parking, garage, gas central heating and uPVC double glazing.

The accommodation briefly comprises of: - entrance hall, WELL PROPORTIONED LOUNGE, FITTED KITCHEN with integrated cooking facilities, inner hallway, two bedrooms and BATHROOM with MODERN SHOWER ROOM. Externally the property enjoys LOW MAINTAINANCE FRONT AND REAR GARDENS and SPACIOUS DRIVEWAY which gives access to a DETACHED GARAGE, we believe this is provide parking for approximately three to four cars. Giving all of the above early viewing is advised to avoid any disappointment, In more detail the accommodation comprises of:-

### Hall

Radiator, airing cupboard.

### Lounge

15'7 x 10'5 max points (4.75m x 3.18m max points)

UPVC window, radiator.

### Kitchen

8'0 x 5'1 (2.44m x 1.55m )

Wall and base units, stainless steel sink with drainer, electric cooker point, plumbed for washing machine, tiled splashbacks, uPVC window, radiator, space for fridge freezer, radiator, storage cupboard.

### Inner Hall

### Bedroom One

13'2 x 8'8 max points (4.01m x 2.64m max points)

UPVC window, radiator.

### Bedroom Two

9'3 x 8'0 (2.82m x 2.44m )

UPVC window, radiator.

### Shower Room

6'1 x 4'9 (1.85m x 1.36m )

Shower cubicle, wash hand basin, W/C, tiled splashbacks, uPVC window.

### Externally

To the front elevation is an easy to maintain garden and long driveway which leads to a detached garage and an enclosed rear garden.

### Garage

16'7 x 9'0 (5.05m x 2.74m )

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 - A Approx.

£1,703.96 p.a

Energy Rating: TBC

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.







# OUR SERVICES

Mortgage Advice

Conveyancing

Surveys and EPCs

Property Auctions

Lettings and Management

Strategic Marketing Plan

Dedicated Property Manager



## DURHAM

1-3 Old Elvet  
DH1 3HL

T: 0191 386 2777 (Sales)

T: 0191 383 9994 (option1) (Lettings)

E: info@robinsonsdurham.co.uk

## DURHAM REGIONAL HEAD OFFICE

19A old Elvet  
DH1 3HL

T: 0191 383 0777

E: info@robinsonsdurham.co.uk

## CHESTER-LE-STREET

45 Front Street  
DH3 3BH

T: 0191 387 3000

E: info@robinsonscsls.co.uk

## BISHOP AUCKLAND

120 Newgate Street  
DL14 7EH

T: 01388 458111

E: info@robinsonsbishop.co.uk

## CROOK

Royal Corner  
DL15 9UA

T: 01388 763477

E: info@robinsonscrook.co.uk

## SPENNYMOOR

11 Cheapside  
DH16 6QE

T: 01388 420444

E: info@robinsonsspennymoor.co.uk

## SEDFIELD

3 High Street  
TS21 2AU

T: 01740 621777

E: info@robinsonssedgefield.co.uk

## WYNYARD

The Wynd  
TS22 5QQ

T: 0174 064 5444

E: info@wynyardfineandcountry.co.uk

Every care has been taken with the preparation of these particulars, but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance please ask or professional verification should be sought. All dimensions are approximate. The mention of fixtures, fittings &/or appliances does not imply they are in full efficient working order. Photographs are provided for general information and it cannot be inferred that any item shown is included in the sale. These particulars do not constitute a contract or part of a contract.

Robinsons can recommend financial services, surveying and conveyancing services to sellers and buyers. Robinsons staff may benefit from referral incentives relating to these services.



# ROBINSONS

SALES • LETTINGS • AUCTIONS

11 Cheapside, Spennymoor, DL16 6QE | Tel: 01388 420444 | info@robinsonsspennymoor.co.uk  
www.robinsonsestateagents.co.uk