



Park Road, Witton Park, DL14 0EN  
3 Bed - House - End Terrace  
£110,000

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## Park Road Witton Park, DL14 0EN

Robinsons are delighted to offer to the sales market this charming three-bedroom end-terrace home, which has undergone a programme of refurbishment in recent years and is presented to an excellent standard throughout, with modern fixtures, fittings and tasteful décor.

The property benefits from gas central heating via a combination boiler, a log-burning stove in the lounge, and UPVC double-glazed windows.

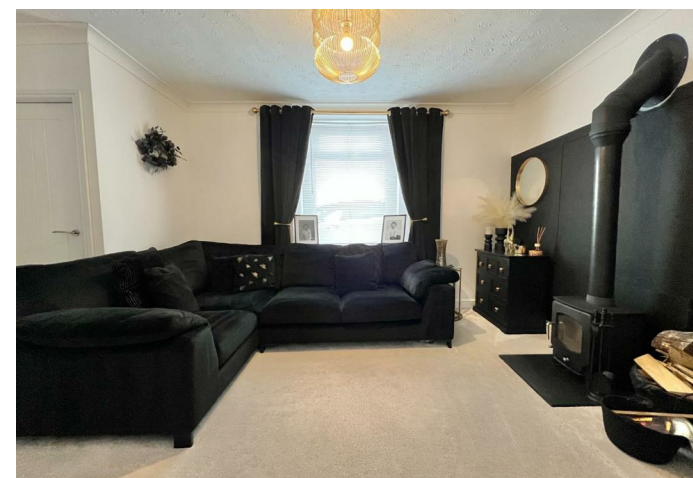
The internal accommodation briefly comprises an entrance vestibule leading into a welcoming lounge with log-burning stove and window to the front aspect. The kitchen is fitted with a modern range of wall, base and drawer units, incorporating an integrated hob, oven and extractor hood, along with a matching breakfast bar and space for additional appliances including a fridge/freezer, washing machine and tumble dryer. A rear hallway provides access to the garden. The ground floor bathroom is fitted with a contemporary three-piece suite comprising a panelled bath with mains-fed shower over and glass screen, wash hand basin set within a vanity unit, and WC, complemented by stylish tiling.

To the first floor are three bedrooms, two of which are generous doubles, with the third being a versatile single room ideal as a child's bedroom, nursery, home office or dressing room.

Externally, the property enjoys an enclosed rear garden with patio seating area and useful storage space.

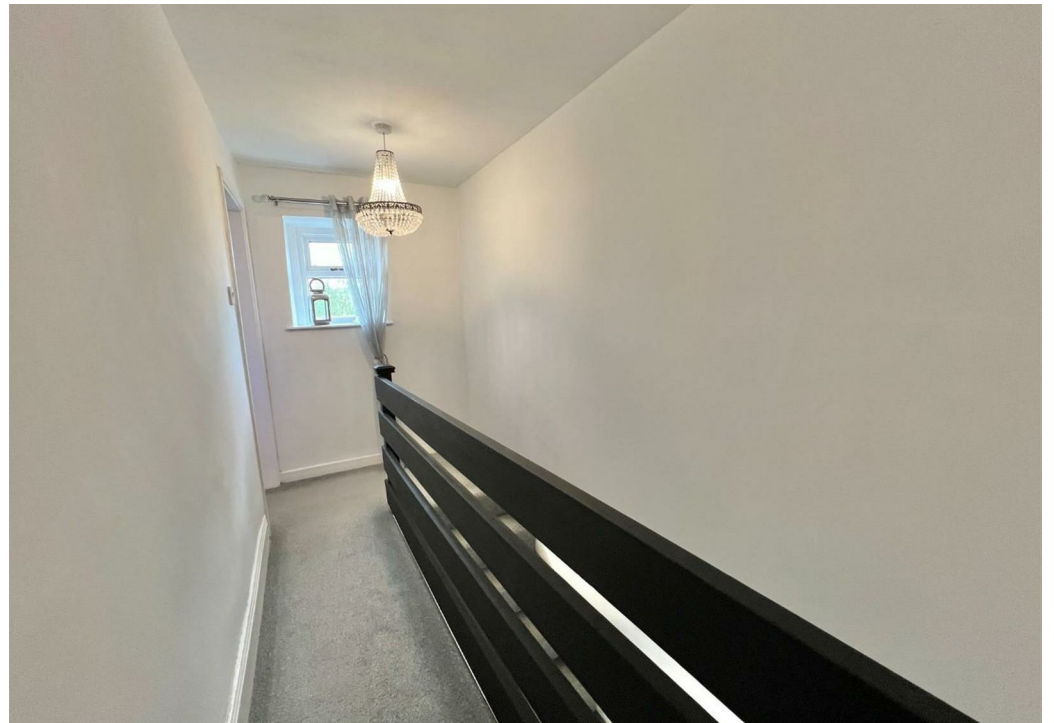
Witton Park is a pleasant village situated on the outskirts of Bishop Auckland, surrounded by beautiful countryside walks and scenic views. Nearby Witton Castle hosts seasonal events and offers further attractive walking routes. The village also benefits from a primary school, while Bishop Auckland is just a short drive away and provides a wide range of shopping facilities, healthcare services, secondary schools, colleges, as well as rail and bus transport links.

Contact Robinsons for further information and to arrange an internal viewing.





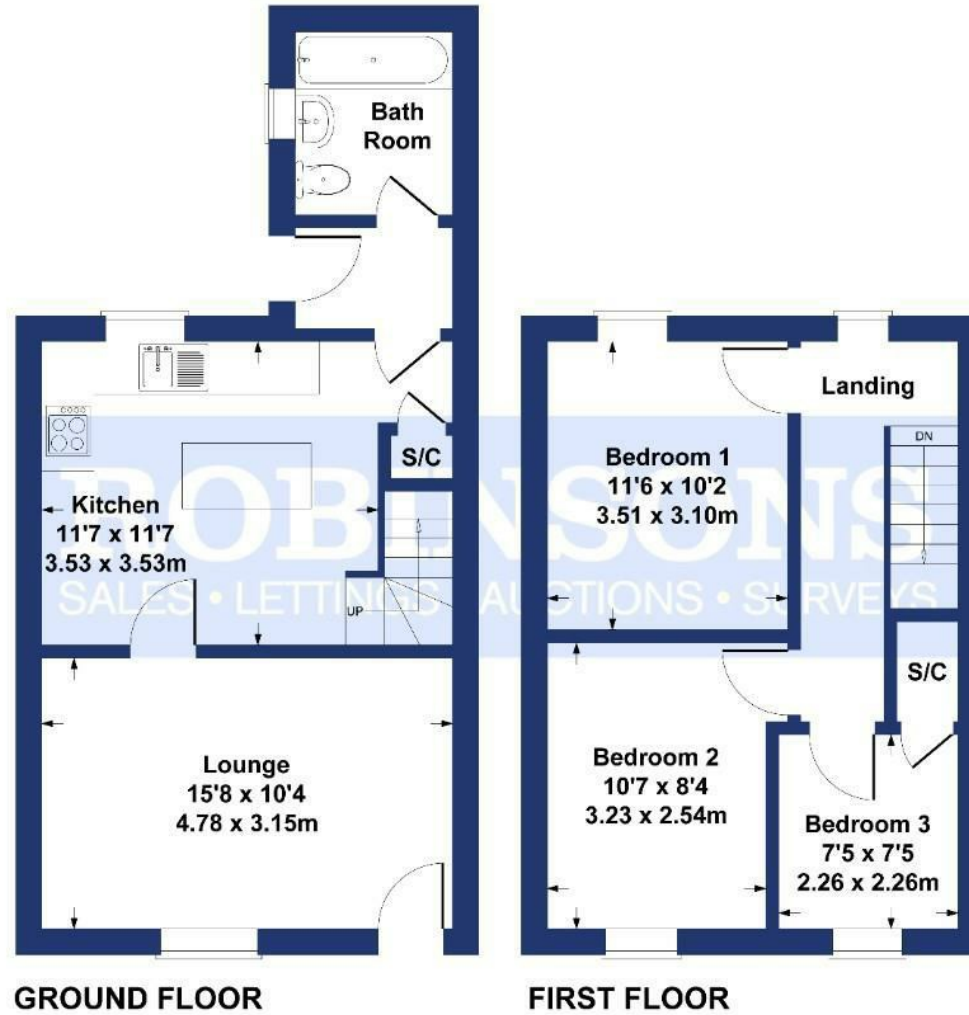






# Park Road Witton Park

Approximate Gross Internal Area  
773 sq ft - 72 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.

Produced by Potterplans Ltd. 2026

| Energy Efficiency Rating                    |   | Current                 | Potential |
|---|---|-------------------------|-----------|
| Very energy efficient - lower running costs |   |                         |           |
| (92 plus)                                   | A |                         |           |
| (81-91)                                     | B |                         |           |
| (69-80)                                     | C |                         |           |
| (55-68)                                     | D |                         |           |
| (39-54)                                     | E |                         |           |
| (21-38)                                     | F |                         |           |
| (1-20)                                      | G |                         |           |
| Not energy efficient - higher running costs |   |                         |           |
| England & Wales                             |   | EU Directive 2002/91/EC |           |

For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings, if there are important matters which are likely to affect your decision to buy, please contact us before viewing the property. Robinsons can recommend financial services, surveying and conveyancing services to sellers and buyers. Robinsons staff may benefit from referral incentives relating to these services.



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