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34 Harelaw Gardens, Stanley, DH9 8DG

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Offers In The Region Of £160,000

This immaculate semi-detached house is currently listed for sale and offers an incredible array of features for prospective buyers. The house boasts a well-proportioned modern design, with two spacious reception rooms, three bedrooms, and two bathrooms.

The first reception room is separate and provides a peaceful view of the garden, while the second has direct access to the garden, perfect for indoor-outdoor living. The dining room features French doors leading to the extensive gardens at the rear, bringing nature closer to home.

The property features a single and two double bedrooms, providing ample space for a growing family or guests. Each of the two bathrooms is equipped with built-in storage; the ground floor bathroom is conveniently located, while the family bathroom comes with a luxurious rain shower and a heated towel rail.

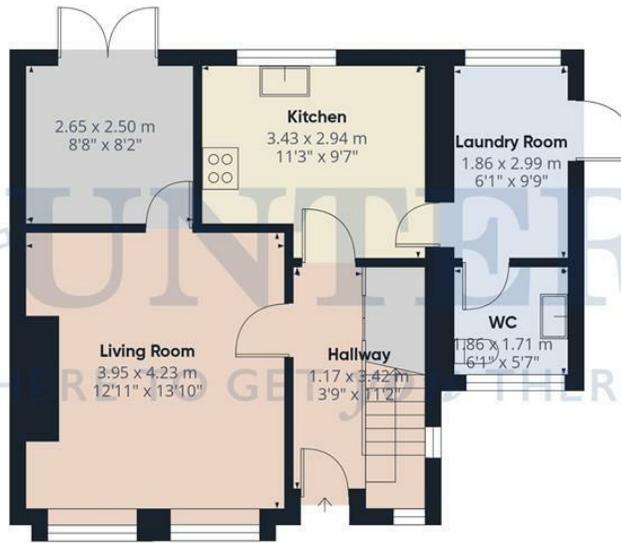
The kitchen, an integral part of any home, comes with a separate utility room for additional storage and convenience.

The property is ideally located with easy access to public transport links, nearby schools, and local amenities, making it a sought-after location.

The excellent outdoor

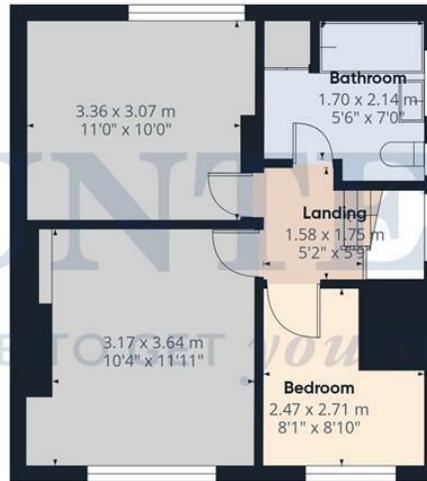
joy

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Ground Floor

Approximate total area⁽¹⁾
86.2 m²
928 ft²

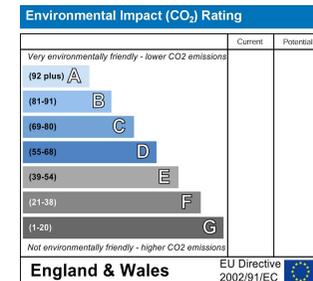
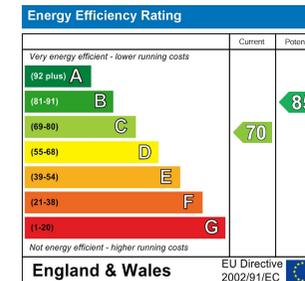


Floor 1

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		85
(69-80) C	70	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.









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