HUNTERS®

HERE TO GET *you* THERE



Church Street

High Etherley, Bishop Auckland, DL14 0HT

Offers Over £125,000

2 1 1

Two bedroomed cottage located on Church Street, High Etherley offered for sale with no onward chain. The property is in a semi-rural area, providing fantastic access to the surrounding countryside with plenty of local walks. The property is also within walking distance to a well renowned primary school. Only approx. 2.9miles from Tindale Crescent's Retail Park and approx. 4 miles from Bishop Auckland's town centre, both provide access to supermarkets, high street shops, retail stores as well as primary and secondary schools. The A68 is great for commuting whist the nearby town has an extensive public transport system.

In brief the property comprises; an entrance porch leading into the living room, kitchen and rear porch to the ground floor. The first floor contains the master bedroom, second bedroom and bathroom. Externally the property has an enclosed garden to the rear, with artificial lawn and patio areas ideal for outdoor furniture.







Living Room 14'6" x 14'7" (4.42m x 4.45m)
Spacious and bright living room, providing ample space for furniture, neutral decor and large window to the front elevation allowing lots of natural light.

Kitchen 8'1" x 14'11" (2.48m x 4.55m)
The kitchen is fitted with a range of modern wall, base and drawer units, complementing work surfaces, splash backs and sink/drainer unit. Fitted with an integrated oven, hob and overhead extractor hood along with space for further free standing appliances.

Rear Porch
Porch to the rear with further units providing additional storage.

Master Bedroom 14'5" x 14'7" (4.41m x 4.45m)
The master bedroom is a large double bedroom with space for a king sized bed, further furniture and window to the front elevation.

Bedroom Two 8'5" x 11'6" (2.58m x 3.52m)
The second bedroom is another double bedroom with window to the rear elevation.

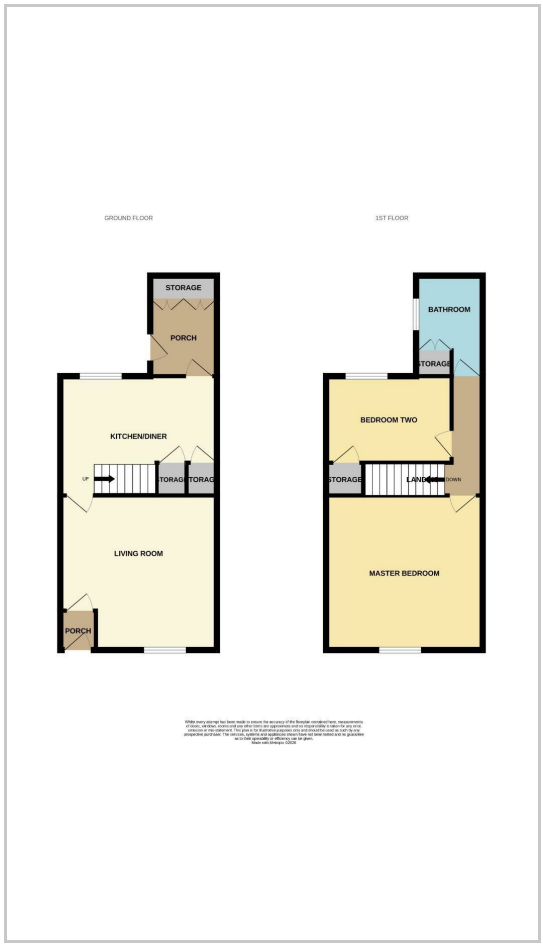
Bathroom 9'1" x 8'9" (2.77m x 2.69m)
The bathroom contains a panelled bath with overhead shower, WC and wash hand basin.

External
Externally the property has an enclosed garden to the rear, with artificial lawn and patio areas ideal for outdoor furniture.

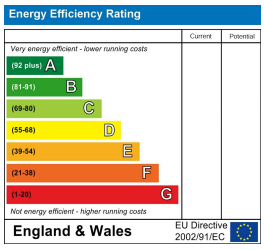
Area Map

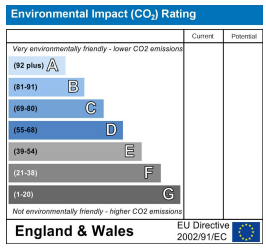


Floor Plans



Energy Efficiency Graph





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.
THINKING OF SELLING? 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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