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Riverside South Church, Bishop Auckland, DL14 6XT

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Offers Over £260,000

Stunning four (potentially five) bedroomed detached family home with NO ONWARD CHAIN, situated on Riverside, a quiet cul de sac, in a highly sought after residential development in South Church, complete with a large paved driveway, converted garage and a substantial tiered rear garden. Originally built by Mclean homes, the property is located approx. 1 mile away from Bishop Auckland's town centre, providing access to a wide range of amenities, including supermarkets, restaurants, healthcare services and both primary and secondary schools. There is also an extensive public transport system which provides access to not only the surrounding towns and villages but to further afield places such as Darlington, Durham, Newcastle and York. For commuters, both the A688 and the A689 which lead to the A1 (M) both North and South are easily accessible.

In brief, the property comprises; an entrance hall leading into the living room, kitchen/dining room, additional reception room, snug, conservatory and cloakroom to the ground floor. The first floor consists of the master bedroom with ensuite, three further bedrooms and family bathroom. Externally, there is large driveway to the front allowing off street parking for multiple cars. To the rear, there is an enviably sized garden, fully enclosed and set over multiple levels with patio and decking spaces ideal for outdoor seating and furniture, along with lawned areas hosting mature foliage.

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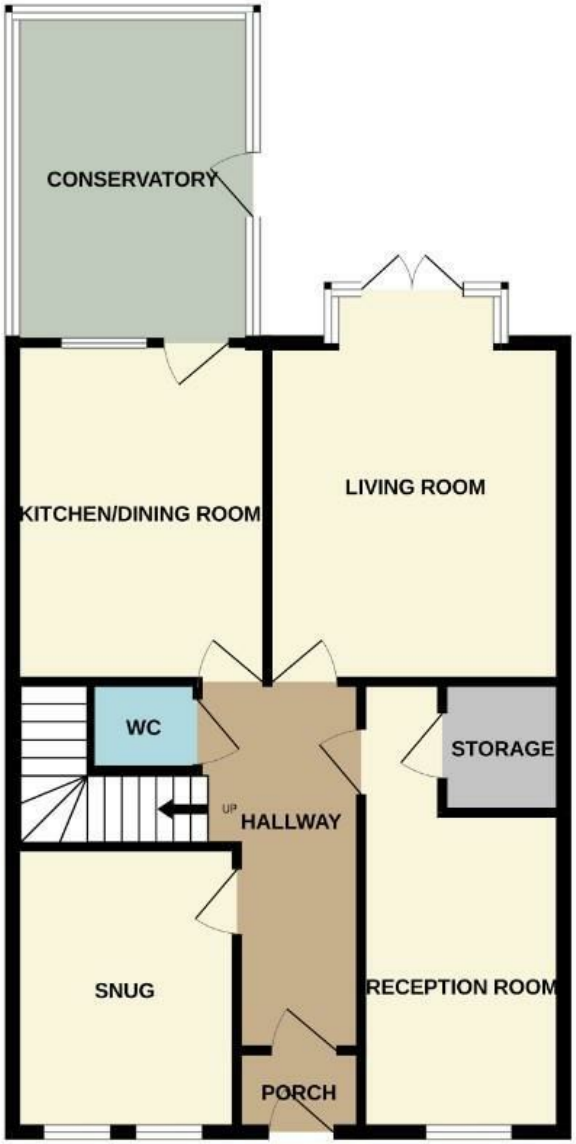
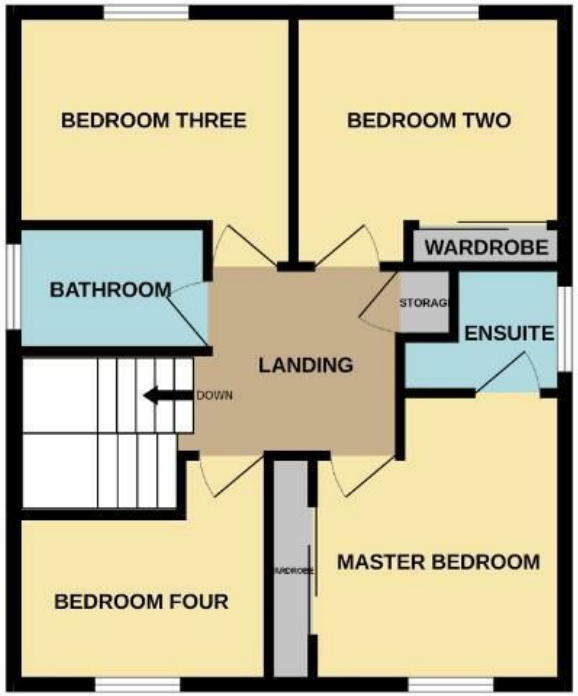
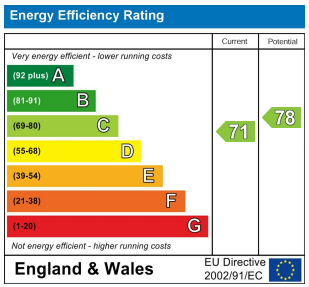
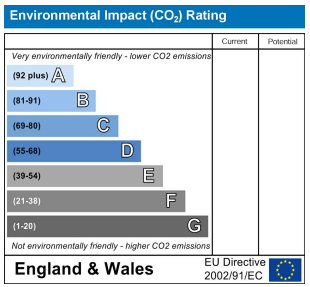
GROUND FLOOR



1ST FLOOR







Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Living Room
16'4" x 11'9"
Bright and spacious living room situated to the rear of the property offering plenty of space for furniture, benefiting from neutral decor, wall-mounted electric fire, bay window and French doors leading into the rear garden.

Kitchen/Dining Room
13'1" x 9'6"
The modern kitchen is fitted with a range of wall, base and drawer units, complementing work surfaces, tiled splashbacks and sink/drainer along with an integrated electric oven, gas hob and overhead extractor hood. Further space remains available for further free standing appliances and a dining table and chairs. Patio door leads into the conservatory.

Reception Room/Bedroom Five
17'4" x 7'10"
The additional reception room is located to the front of the property and could be used for a variety of purposes such as a formal dining room, home office or additional bedroom. Featuring modern decor and large window allowing lots of natural light.

Snug
11'0" x 8'7"
The snug is another great reception space with ample space for furniture, modern decor and dual windows to the front elevation allowing lots of natural light.

Conservatory
12'9" x 9'6"
The conservatory is a great addition to the property with panoramic windows overlooking the rear garden.

Cloakroom
5'2" x 3'3"
Ground floor cloakroom fitted with WC, wash hand basin and heated towel rail.

Master Bedroom
11'1" x 9'9"
Generously sized master bedroom located to the front of the property with space for a king-sized bed and further furniture, benefiting from neutral decor, fitted wardrobes with sliding doors and large window allowing lots of natural light. Access leads into the ensuite.

Ensuite
6'2" x 4'11"
The ensuite bathroom is fitted with a corner shower cubicle, WC and wash hand basin set within a vanity unit.

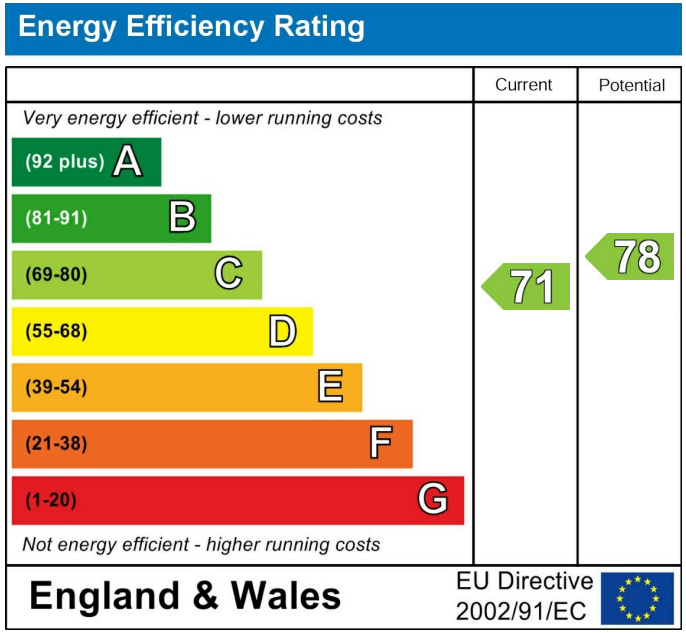
Bedroom Two
10'5" x 9'10"
Another well-proportioned double bedroom with lots of space for furniture, fitted wardrobes, neutral decor and window to the rear elevation.

Bedroom Three
10'9" x 9'10"
Bedroom three is a third large double bedroom with window to the rear.

Bedroom Four
9'7" x 12'0"
A substantial single bedroom with neutral decor and dual windows to the front elevation.

Bathroom
7'6" x 4'9"
Modern family bathroom, recently renovated, fitted with a panelled bath with overhead and rainfall shower, heated towel rail, WC and wash hand basin.

External
Externally, there is large driveway to the front allowing off street parking for multiple cars. To the rear, there is an enviably sized garden, fully enclosed and set over multiple levels with patio and decking spaces ideal for outdoor seating and furniture, along with lawned areas hosting mature foliage.



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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