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Brook Close

Newton Aycliffe, DL5 4UA

Offers Over £135,000

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Two bedroomed, semi-detached family home benefiting from a garden, garage and driveway. The property is located on Brook Close in Woodham, which is situated close to amenities such as the Leisure Centre, Woodham Golf Club, doctors surgery, pharmacy, public houses, supermarkets, popular high street stores and schools. The town has excellent public transport links, offering access to not only the neighbouring towns and villages, but to further afield places such as Darlington, Durham and Newcastle. The A167 is nearby leading to the A1(M) both North and South, ideal for commuters.

In brief the property comprises; an entrance porch leading into the living room, kitchen/diner and garden room to the ground floor. Whilst the first floor contains the master bedroom, second bedroom and family bathroom. Externally the property has a large paved driveway to the front along with a single garage. Whilst to the rear of the property there is a good size enclosed garden, with lawned area perimeter borders and patio ideal for outdoor furniture.







Living Room 15'10" x 12'7" (4.85m x 3.85m)
Bright and spacious living room located to the front of the property, benefiting from neutral decor, ample space for furniture and window to the front elevation.

Kitchen/Diner 12'3" x 8'9" (3.75m x 2.68m)
The kitchen is fitted with a range of wood effect wall, base and drawer units, contrasting work surfaces, tiled splash backs and sink/drainer unit. Space is available for free standing kitchen appliances along with a table and chairs.

Garden Room 9'2" x 8'4" (2.8m x 2.55m)
The garden room is a great addition to the property, providing a further seating area overlooking the garden and French doors lead out onto the patio area.

Master Bedroom 12'5" x 8'10" (3.79m x 2.7m)
The master bedroom is a spacious double bedroom with space for further furniture and window to the rear elevation.

Bedroom Two 12'4" x 7'1" (3.78m x 2.17m)
The second bedroom is a further double bedroom with window to the front elevation.

Bathroom 9'2" x 4'11" (2.81m x 1.5m)
The bathroom contains a panelled bath with overhead shower, WC and wash hand basin.

External
Externally the property has a large paved driveway to the front along with a single garage. Whilst to the rear of the property there is a good size enclosed garden, with lawned area perimeter borders and patio ideal for outdoor furniture.

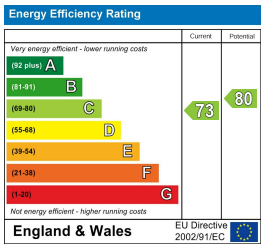
Area Map

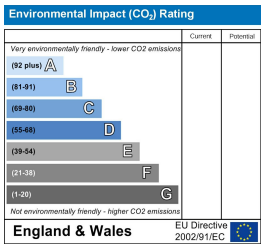


Floor Plans



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.
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