



WINDSOR TCE.

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Windsor Terrace Shildon, DL4 1NE

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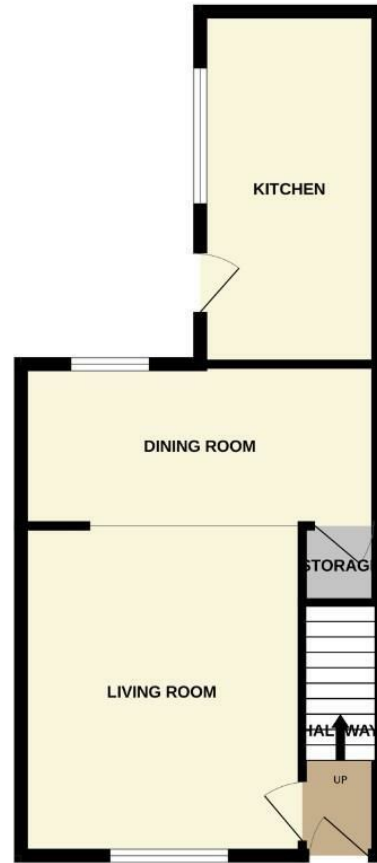
Offers In Excess Of £40,000

Two bedroomed, end of terrace property offered for sale with no onward chain. The property is located on Windsor Terrace in Shildon a short distance from local amenities including convenience stores, cafes, butchers, local shops and popular high street stores. Further facilities are available in the nearby Tindale Retail Park and Bishop Auckland's town centre which provides access to supermarkets, healthcare services, food outlets and retail stores. Shildon has an extensive public transport system in the area via both bus and rail, providing regular access to neighbouring towns and villages including Darlington and Durham.

In brief the property comprises; an entrance hall leading into the living room, dining room and kitchen to the ground floor. The first floor contains the master bedroom, second bedroom and family bathroom. Externally the property has a enclosed yard and garden to the rear along with a detached garage.

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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.
Made with Metropack 6/2020

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	

Environmental Impact (CO ₂) Rating	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

Living Room

13'1" x 11'9"

Large living room located to the front of the property, with ample space for furniture, space for a gas fire with feature surround and window to the front elevation.

Dining Room

15'1" x 6'10"

The dining room is open plan leading on from the living room, with space for a table and chairs, further furniture and window to the rear elevation.

Kitchen

15'1" x 7'6"

The kitchen is fitted with a range of wooden wall, base and drawer units, complementing work surfaces, tiled splash backs and sink/drainers unit. Space is available for free standing appliances and window to the side elevation.

Master Bedroom

14'0" x 9'10"

The master bedroom is a large double bedroom with built in wardrobes and window window to the front elevation.

Bedroom Two

12'3" x 8'2"

The second bedroom is a double bedroom with window to the rear elevation.

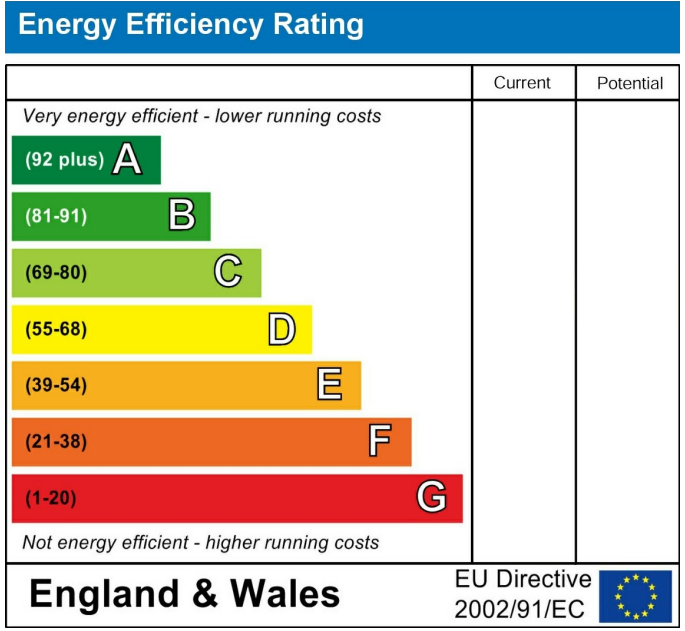
Bathroom

10'9" x 7'6"

The bathroom is fitted with a panelled bath, WC and wash hand basin.

External

Externally the property has a enclosed yard and garden to the rear along with a detached garage.



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.





