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Westfield Terrace Bishop Middleham, DL17 9BH

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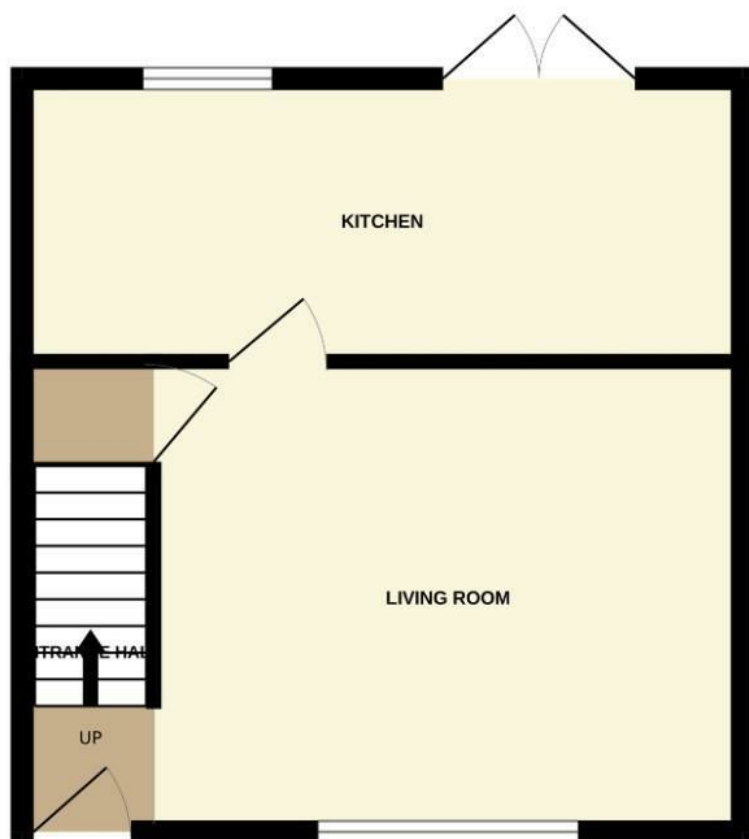
Price £130,000

Two bedroomed, semi detached property with garage situated in the small village of Bishop Middleham. Bishop Middleham offers an idyllic village lifestyle that seamlessly combines everyday convenience with scenic rural living. Everyday essentials are available right from the local Post Office and village shop, while the popular Cross Keys Inn is just a five-minute stroll away for dining and socialising. Perfect for families, the village features the highly regarded St Michael's Church of England Primary School, an active village hall hosting a variety of year-round activities and seasonal celebrations, and Bishop Middleham Park, which remains a favourite community meeting place. Ideally located for commuting access to the A1(M) as well as just a short distance from the larger neighbouring town Sedgefield, which allows for access to further amenities such as supermarkets, retail stores, high street shops, restaurants and both primary and secondary schools.

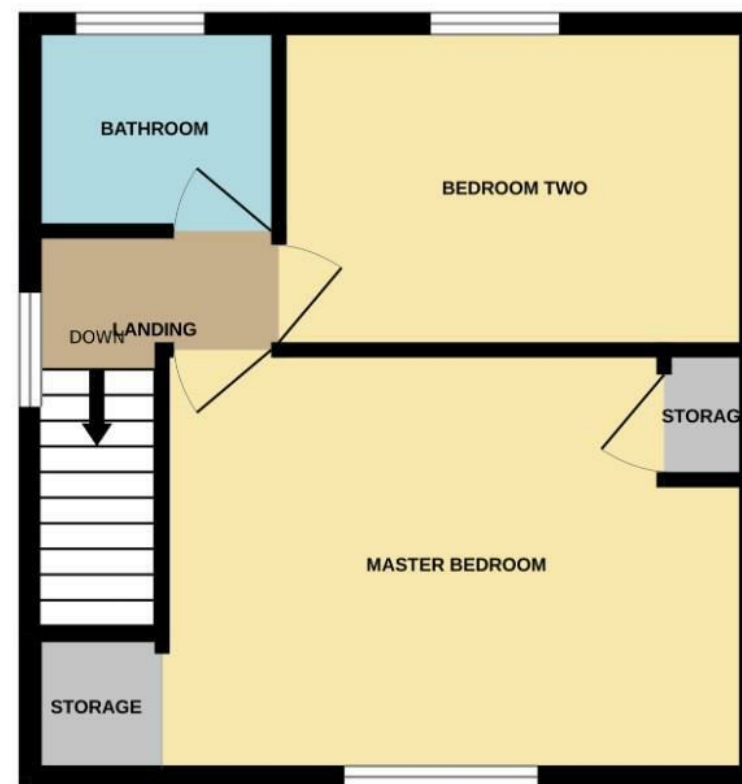
In brief the property comprises; an entrance hall leading into the living room & kitchen/diner to the ground floor. The first floor contains the two double bedrooms and family bathroom. Externally the property has a lawned garden to the front, with drive to the side leading to the detached garage. To the rear there is a lawned garden with countryside views to the rear, that bathes in the sun all day long, offering the perfect private space for outdoor entertaining, gardening, or simply relaxing in the sunshine.

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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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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		
	73	79
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

15'1" x 12'0"

Spacious living room with ample space for furniture, space for an electric fire and window to the front elevation.

Kitchen

18'4" x 7'4"

The kitchen is fitted with a range of wall, base and drawer units, complementing work surfaces, tiled splash backs and sink/drain unit. Space is available for free standing appliances along with a table and chairs. French doors to the rear elevation.

Master Bedroom

15'2" x 11'1"

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

Bedroom Two

11'8" x 8'4"

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

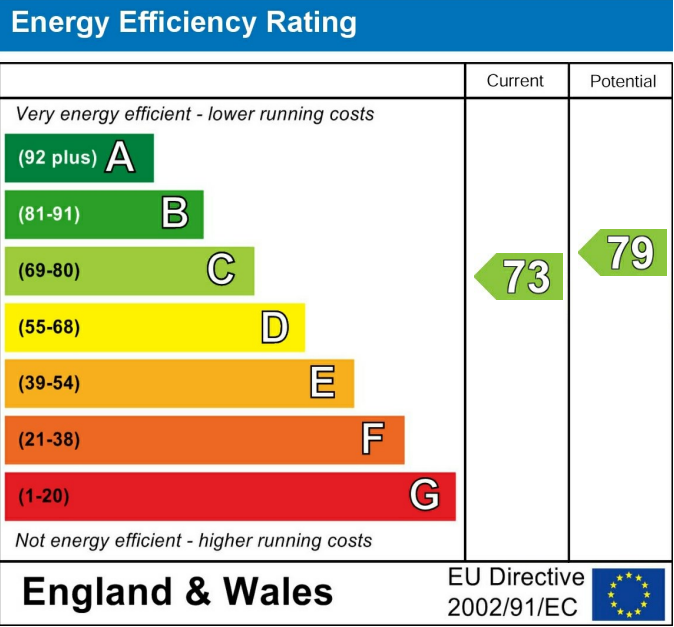
Bathroom

6'2" x5'2"

The bathroom is fitted with a single shower cubicle, WC and wash hand basin.

External

Externally the property has a lawned garden to the front, with drive to the side leading to the detached garage. To the rear there is a lawned garden with countryside views to the rear.



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.





