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Celandine Way Shildon, DL4 2DT

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Offers Over £150,000

Beautifully presented three bedroomed semi detached property located on Celandine Way in Shildon. Situated just a short distance from local amenities as well as Tindale Retail Park and Bishop Auckland's town centre which allows for access to supermarkets, retail stores, food outlets and healthcare services. There is an extensive public transport system in the area allowing for access to not only the neighbouring towns and villages, but to further afield places such as Darlington, Durham and Newcastle. Situated just a short distance from the A6072 which leads to the A68 and then the A1(M) both North and South.

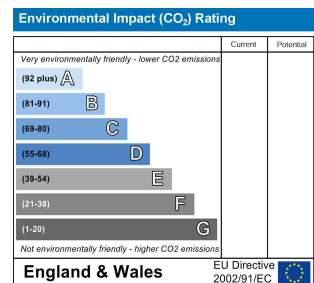
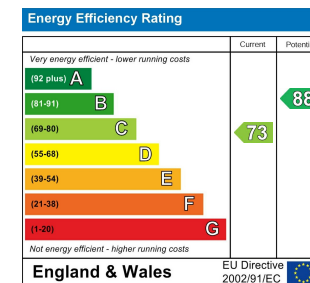
In brief the property comprises; an entrance hall which leads through into the living room, kitchen/diner and cloakroom to the ground floor. The first floor contains the master bedroom with ensuite, two further bedrooms and the family bathroom. Externally the property has a large gravelled driveway to the front along with a lawned garden. To the rear there is an enclosed garden mainly laid to lawn, with patio area ideal for outdoor seating and perimeter fenced borders.

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The floor plan shows a central entrance hall (brown) with a staircase leading up. To the left is the kitchen/diner (yellow), and to the right is the living room (yellow). A WC (light blue) is located at the top of the entrance hall. A storage area (grey) is located at the bottom of the entrance hall. The entrance hall is labeled 'ENTRANCE HALL' and 'UP' with an arrow pointing up the stairs. The kitchen/diner is labeled 'KITCHEN/DINER'. The living room is labeled 'LIVING ROOM'. The WC is labeled 'WC'. The storage area is labeled 'STORAGE'.

The floor plan shows a central landing area with a staircase labeled 'DOWN'. To the left of the landing is a Bathroom and a Storage area. To the right is the Master Bedroom, which includes an Ensuite. Below the landing are Bedroom Two and Bedroom Three. An unlabeled Bedroom is located at the top right, adjacent to the Master Bedroom. The plan also shows several windows and doors throughout the rooms.

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Living Room

14'10" x 10'2"
Bright and spacious living room provides ample space for furniture, with neutral decor and dual aspect windows providing lots of natural light.

Kitchen/Diner

14'9" x 8'5"
The kitchen is fitted with a range of modern wall, base and drawer units, under counter lighting, complementing quartz work surfaces, tiled splash backs and sink/drainier unit. Benefiting from an integrated oven, hob and overhead extractor hood along with space for further free standing appliances. Space is available for a table and chairs along with sliding doors leading out into the garden.

Cloakroom

5'10" x 4'2"
Fitted with a WC and wash hand basin.

Master Bedroom

10'9" x 10'5"
The master bedroom provides space for a king size bed, fitted wardrobes, further furniture and window to the side elevation.

Ensuite

8'8" x 3'9"
The ensuite contains a double shower cubicle, WC and wash hand basin.

Bedroom Two

9'0" x 7'7"
The second bedroom is a spacious double bedroom with window to the front elevation.

Bedroom Three

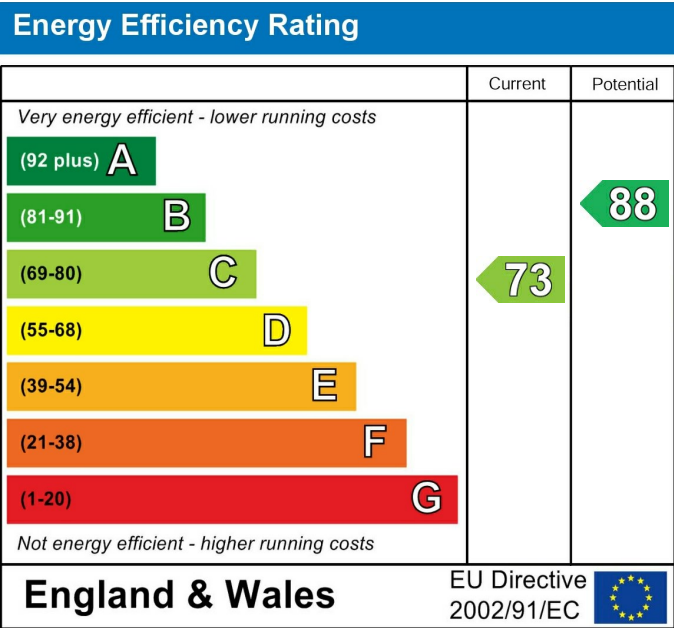
8'8" x 7'9"
The third bedroom is a single bedroom with space for further furniture and window to the front elevation.

Bathroom

6'6" x 5'6"
The bathroom contains a panelled bath, WC and wash hand basin.

External

Externally the property has a large gravelled driveway to the front along with a lawned garden, To the rear there is an enclosed garden mainly laid to lawn, with patio area ideal for outdoor seating and perimeter fenced borders.



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.









