



## Greville Way

Newton Aycliffe, DL5 5EX

Price £120,000



Three bedroomed, terraced family home situated on Greville Way in Newton Aycliffe. The property would be ideal for families and first time buyers alike. Located close to local amenities which include a range of retail shops, recreational facilities, healthcare services, 24 hour supermarkets, restaurants and cafés as well as both primary and secondary schools. There is also an extensive public transport system which not only provides access to the neighbouring towns and villages but to further afield places such as Darlington, Durham, Newcastle and York. Ideal for commuters, this property also has easy access to the A167 which leads to the A1 (M) both North and South.

In brief the property comprises; an entrance hall leading into the living room, dining room, kitchen and utility to the ground floor. Whilst the first floor contains the master bedroom, two further bedrooms, bathroom and WC. Externally the property has an enclosed gravelled courtyard to the front, whilst to the rear there is a large enclosed lawned garden along with a decked seating area ideal for outdoor furniture.



### Living Room

Bright and spacious living room, providing ample space for furniture along with space for a electric fire with feature surround and doors leading out into the conservatory.

### Dining Room

The dining room is another good size with space for a table and chairs, further furniture and window to the rear elevation.

### Kitchen

The kitchen is fitted with a range of modern wall, base and drawer units, complementing work surfaces, tiled splash backs and sink/drain unit. Benefiting from integrated appliances including an oven, hob, overhead extractor and dishwasher.

### Utility Room

The utility area provides additional storage space along with room for further appliances.

### Master Bedroom

The master bedroom is a spacious double room with space for a king sized bed, further furniture and window to the rear elevation.

### Bedroom Two

The second bedroom is a further double bedroom with built in wardrobes and window to the rear elevation.

### Bedroom Three

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

### Bathroom

The bathroom contains a panelled bath and wash hand basin.

### WC

Fitted with a WC.

### External

Externally the property has an enclosed gravelled courtyard to the front, whilst to the rear there is a large enclosed lawned garden along with a decked seating area ideal for outdoor furniture.

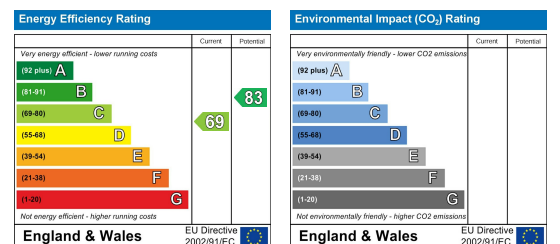
### Area Map



### 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. **THINKING OF SELLING?** 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.