

HUNTERS®

HERE TO GET *you* THERE



Westcott Drive

Auckland Park, Bishop Auckland, DL14 8SG

Price £170,000



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Living Room

14'2" x 11'0" (4.34 x 3.37)

Spacious and bright living room located to the front of the property, benefiting from neutral decor, ample space for furniture and window to the front elevation.

Dining Room

9'10" x 8'8" (3.0 x 2.66)

The second reception room is another good size, providing ample space for furniture and French doors to the rear leading into the rear garden.

Kitchen

10'2" x 9'6" (3.1 x 2.9)

The kitchen contains a range of wood effect wall, base and drawer units, contrasting work surfaces, tiled splash backs and sink/drain unit. Benefiting from an integrated electric oven, electric hob, overhead extractor hood and fridge/freezer. Window to the rear overlooking the garden.

Utility Room

7'6" x 4'3" (2.3 x 1.3)

The utility room provides additional storage along with space for a washing machine, door to the side elevation providing access into the garden.

Cloakroom

6'6" x 3'1" (2.0 x 0.94)

The cloakroom contains a WC and wash hand basin.

Master Bedroom

14'6" x 9'7" (4.43 x 2.93)

The master bedroom is a generous double bedroom providing space for a king sized bed, further furniture and access into the en suite. Window to the rear elevation.

Ensuite

8'2" x 3'8" (2.5 x 1.14)

The ensuite contains a single shower cubicle, WC, wash hand basin and heated towel rail. Window to the rear elevation.

Bedroom Two

13'8" x 9'6" (4.17 x 2.9)

The second bedroom is another large double bedroom, also benefiting from built in wardrobes and window to the front elevation.

Bedroom Three

9'10" x 8'2" (3.0 x 2.5)

The third bedroom is a good size single bedroom with window to the front elevation.

Bathroom

8'2" x 5'6" (2.5 x 1.7)

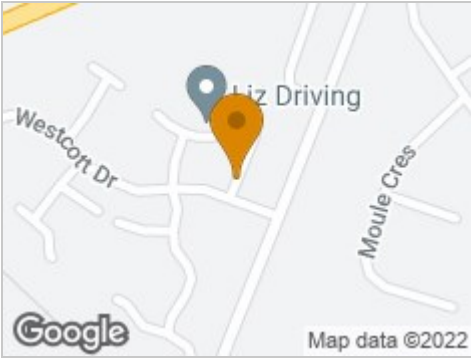
The bathroom contains a panelled bath with overhead shower, WC and wash hand basin. Window to the rear elevation.

External

To the front of the property there is a lawned garden along with driveway and garage providing off street parking. Whilst to the rear of the property, there is a large enclosed garden which is mainly laid to lawn along with patio area ideal for outdoor furniture.



Road Map



Hybrid Map



Terrain Map



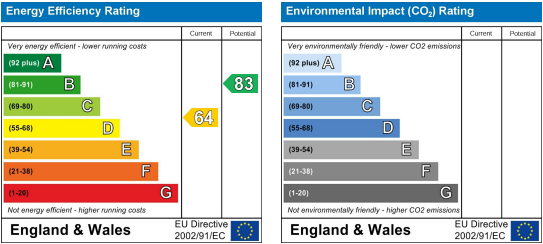
Floor Plan



Viewing

Please contact our Hunters Bishop Auckland Office on 01388 311582 if you wish to arrange a viewing appointment for this property or require further information.

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.