



## Bankwell Drive

High Etherley, Bishop Auckland, DL14 0HG

Price £180,000



Four bedroomed, semi detached property offered to the market for sale situated within the tranquil village of High Etherley. The property benefits from a single garage and driveway, along with large garden to the rear. Situated in a highly desirable semi-rural area, providing fantastic access to the surrounding countryside with plenty of local walks. The property is also within walking distance to a well renowned primary school. Only approx. 2.9 miles from Tindale Crescent's Retail Park and approx. 4 miles from Bishop Auckland's town centre, both provide access to supermarkets, high street shops, retail stores as well as primary and secondary schools. The A68 is great for commuting whilst the nearby town has an extensive public transport system.

In brief the property comprises; an entrance hall leading through to the living room/diner, second reception room, kitchen and utility room to the ground floor. The first floor contains the master bedroom, three further bedrooms and family bathroom. Externally, the property has a driveway and garage to the front, to the rear of the garage there are additional storage rooms along with a shower room. To the rear of the property, there is a large enclosed garden with well-sized patio area ideal for outdoor furniture, lawned space and established perimeter borders.



Living Room 25'3" x 11'5" (7.72m x 3.5m)

Bright and spacious open plan living room/diner, providing ample space for furniture, fitted with an electric fire with feature surround and sliding doors to the rear lead out into the garden.

Reception Room 17'4" x 7'10" (5.3m x 2.4m)

The second reception room is another great size, with ample space for furniture and window to the front elevation.

Kitchen 10'9" x 8'11" (3.29m x 2.72m)

The kitchen is fitted with a range of wood effect wall, base and drawer units, complementing work surfaces, tiled splash backs and sink/drain unit. Space is available for free standing appliances and window to the rear elevation overlooks the garden.

Utility Room 8'2" x 6'6" (2.5m x 2.0m)

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

Master Bedroom 16'0" x 11'9" (4.88m x 3.6m)

The master bedroom is a generous double bedroom, with space for a king sized bed, built in wardrobes and two windows to the front elevation.

Bedroom Two 13'9" x 8'2" (4.2m x 2.5m)

The second bedroom is another spacious double bedroom with window to the front elevation.

Bedroom Three 10'7" x 8'6" (3.24m x 2.6m)

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

Bedroom Four 8'2" x 7'11" (2.51m x 2.42m)

The fourth bedroom is a single room with window to the rear elevation.

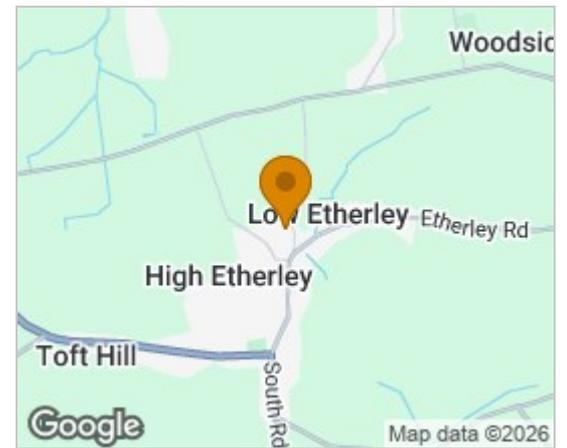
Bathroom 8'10" x 5'3" (2.7m x 1.62m)

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

### External

Externally, the property has a driveway and garage to the front, to the rear of the garage there are additional storage rooms along with a shower room. To the rear of the property, there is a large enclosed garden with well-sized patio area ideal for outdoor furniture, lawned space and established perimeter borders.

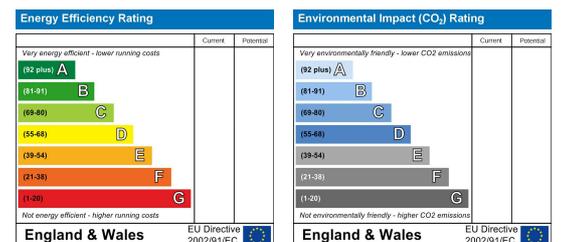
### Area Map



### 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.

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