



St. Johns Road, Shildon

DL4 1LU

Price £130,000

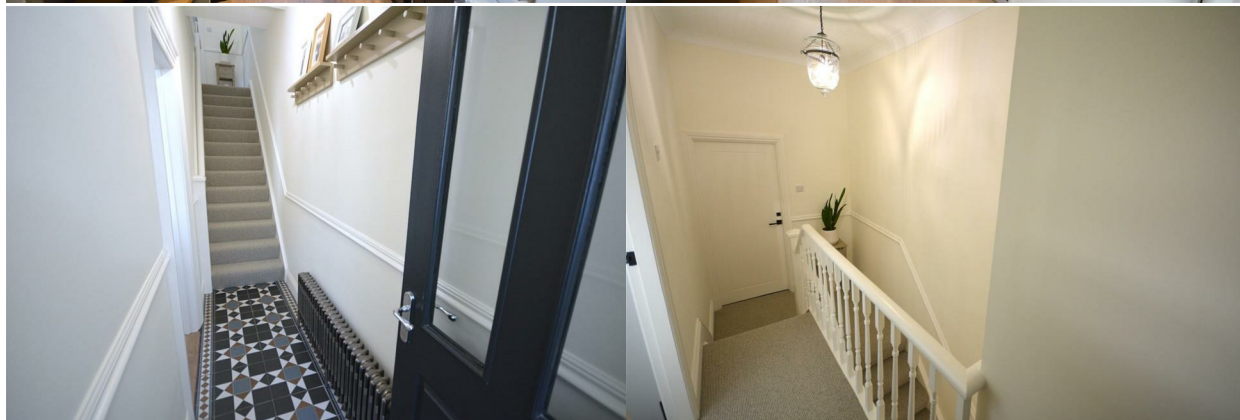
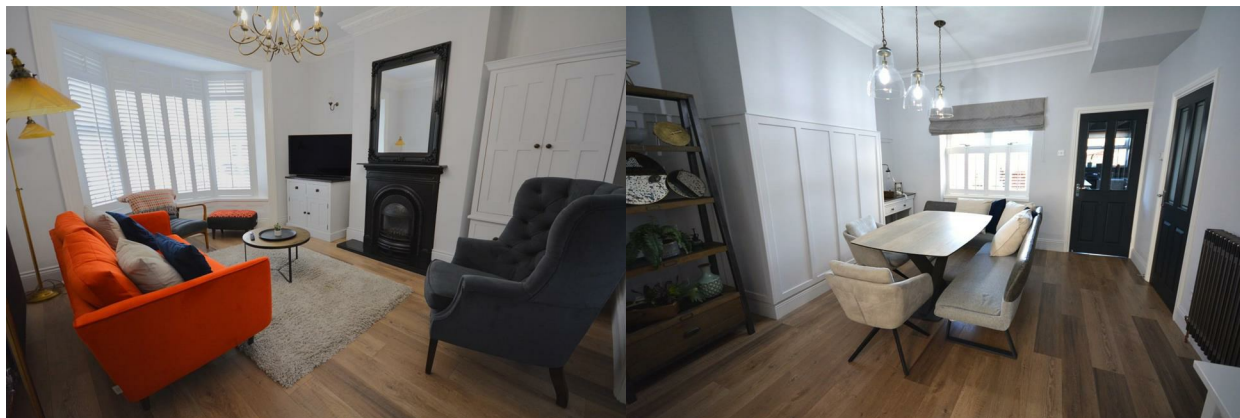


St. Johns Road, Shildon

DESCRIPTION

Immaculately presented two bedroomed terraced family home offered for sale on St, Johns Road in Shildon. This property has been updated and upgraded to a high standard throughout by the current owners. Situated only a short distance from the town centre provides easy access to local amenities such as shops, healthcare services, cafés and schools. It is also only approximately 3 miles from Bishop Auckland with a further range of amenities such as supermarkets, popular high street retail stores, food outlets including restaurants and café's. 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, Newcastle and York.

In brief the property comprises; an entrance hall leading into the living room, dining room and kitchen to the ground floor whilst the first floor accommodates the two large double bedrooms and beautifully finished bathroom. Externally the property has a small courtyard to the front, whilst to the rear is the enclosed yard with space for outdoor furniture and double gates leading to the rear lane. There is an external outhouse for storage with power, water and a drain, upvc door and window, accessed from the yard.



ROOMS

Entrance Hallway
Welcoming entrance hallway with stunning traditional tiled flooring, column radiator and leading to the ground floor reception rooms as well as staircase ascending.

Living Room
12'11" x 13'6"
Spacious main reception room located to the front elevation with bay window, column radiator, feature fireplace with gas fire and window shutters.

Dining Room
12'7" x 13'9"
The second reception room has ample space for a large table with chairs as well as other pieces of furniture, window to the rear, column radiator fitted and door leading on to the kitchen.

Kitchen
6'4" x 11'2"
Stunning kitchen fitted with a high quality range of base units, complementing work surface and splash back, Belfast sink, double cooker with extractor fan and space for appliances such as a fridge/freezer, washing machine and tumble dryer.

Master Bedroom
14'1" x 13'1"
Tastefully decorated master bedroom with fitted wardrobes, ample space for a king sized bed, windows to the front with traditional wooden shutters and column radiator.

Bedroom Two
7'10" x 14'1"
The second bedroom is located to the rear, with feature ornamental fireplace, ample space for a double bed and fitted with a column radiator.

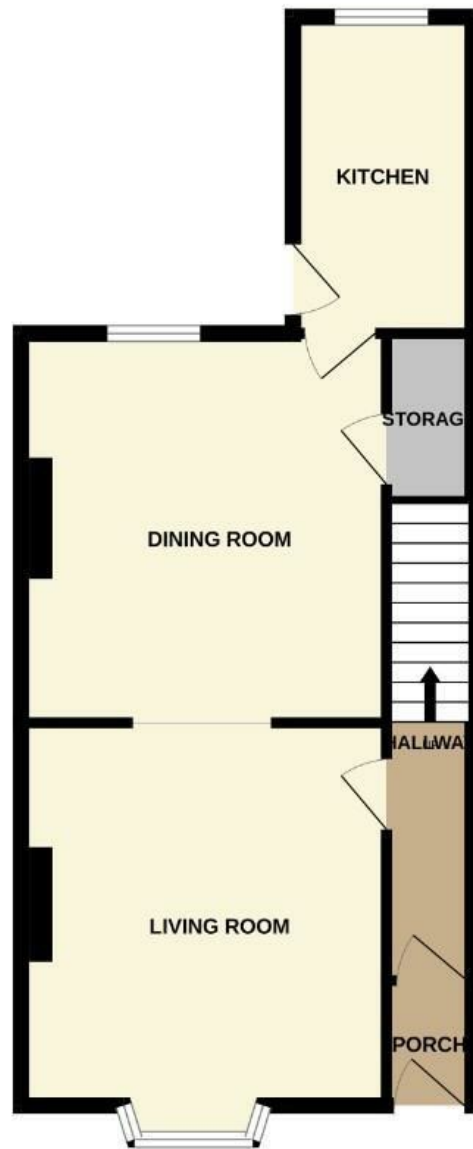
Bathroom
6'5" x 12'1"
Beautifully finished family bathroom, fully tiled with a

modern feature tile, free standing bath, wc, wash hand basin and walk in shower with rainfall shower overhead. Window to the side and column radiators fitted.

External
Externally this property has a small courtyard to the front, an enclosed yard to the rear providing space for outdoor furniture as well as having double gates leading out to the rear lane. Outbuilding provides additional storage and is fitted with power, water and drainage as well as upvc window and door providing access from the yard.

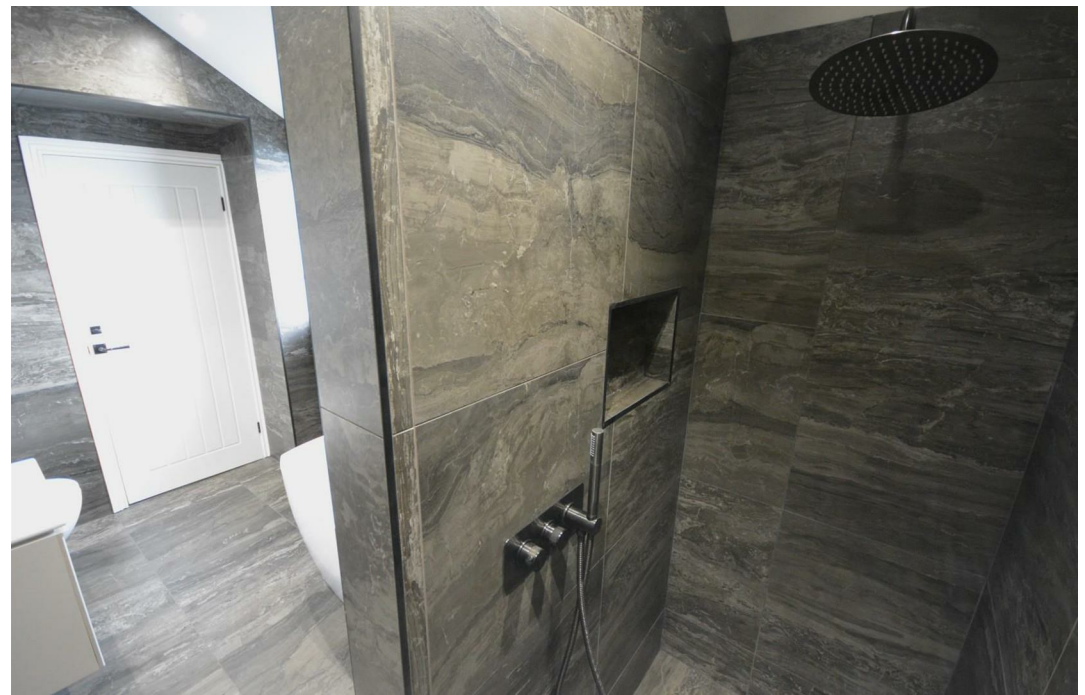


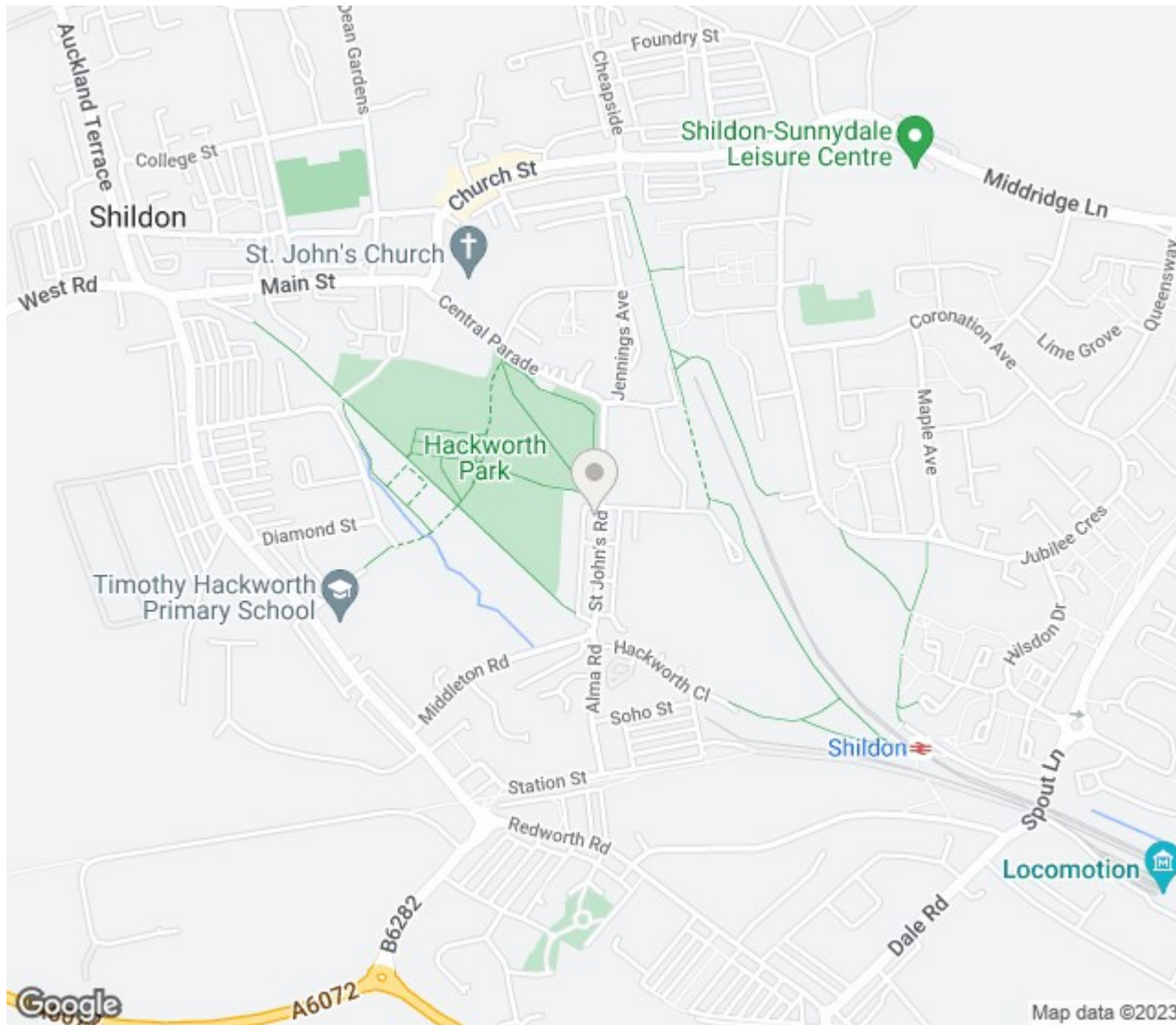
GROUND FLOOR



1ST FLOOR







ENERGY PERFORMANCE CERTIFICATE

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		87
(81-91) B		
(69-80) C	69	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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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