



DERWENT AVENUE

NO PARKING
KEEP
DRIVEWAY ENTRANCE
CLEAR
THANK YOU

HUNTERS[®]

HERE TO GET *you* THERE

Derwent Avenue Crook, DL15 8PD

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Price £70,000

PUBLIC NOTICE

ADDRESS: 19, Derwent Avenue Crook, DL15 8PD

We are acting in the sale of the above property and have received an offer of £62,000

Any interested parties must submit any higher offers in writing to the Hunters Estate Agents, 147-149 Newgate Street, Bishop Auckland, DL14 7EN, 01388 311582 before an exchange of contracts takes place

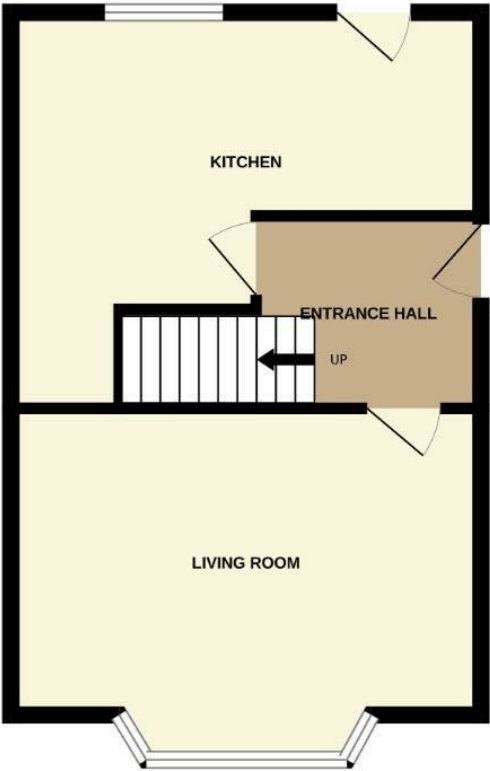
EPC Rating: D

Two bedroomed, end of terraced property located on Derwent Avenue in Crook offered for sale with no onward chain. Situated in a quiet residential area in Crook, close to a range of amenities including schools, supermarkets, high street stores, restaurants. Nearby Bishop Auckland and Durham, provide access to; secondary schools, a hospital, shops and leisure facilities. There is a regular bus service to surrounding towns and villages, whilst the A689 leads to the A1(M) both North and South.

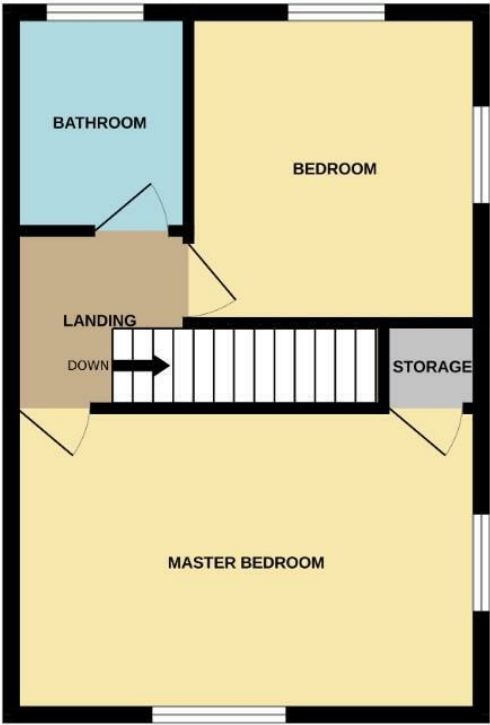
In brief the property comprises; an entrance hall leading through into the living room and kitchen/diner to the ground floor. Whilst the first floor contains the master bedroom, second bedroom and bathroom. Externally the property has a driveway and lawned garden to the front, whilst to the rear there is an enclosed low maintenance garden.

Hunters Bishop Auckland 147-149 Newgate Street, Bishop Auckland, DL14 7EN | 01388 311582
bishopauckland@hunters.com | www.hunters.com

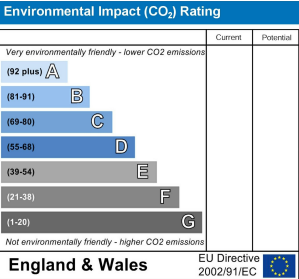
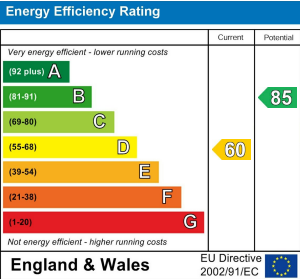
GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Living Room

16'0" x 10'5"
Spacious living room, providing ample space for furniture and large bay window to the front elevation allowing plenty of natural light.

Kitchen

16'0" x 7'1"
The kitchen is fitted with a range of wall, base and drawer units, contrasting work surfaces, tiled splash backs and sink/drain unit. Space is available for free standing kitchen appliances.

Master Bedroom

16'0" x 10'5"
The master bedroom provides space for a double bed, further furniture and benefits from a fitted storage cupboard.

Bedroom Two

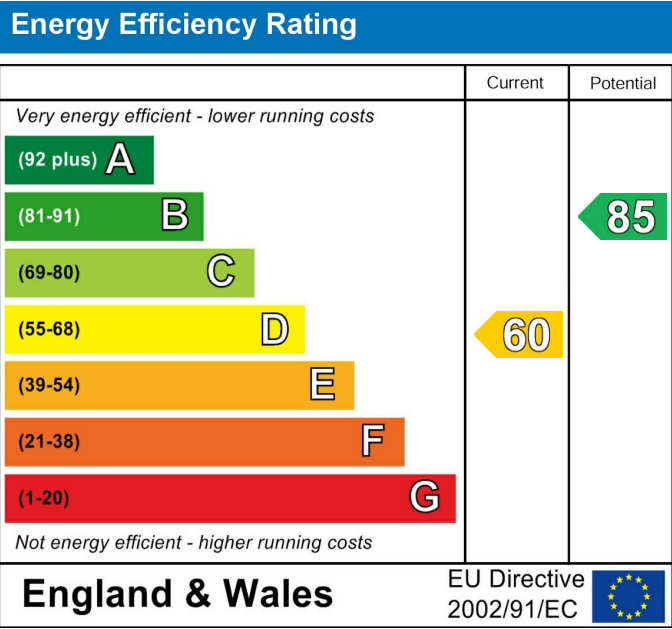
10'8" x 9'6"
The second bedroom is another good size double bedroom.

Bathroom

7'2" x 5'10"
The bathroom contains a panelled bath, WC and wash hand basin.

External

Externally the property has a driveway and lawned garden to the front, whilst to the rear there is an enclosed low maintenance garden.



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.





