HUNTERS®

HERE TO GET *you* THERE



Spencer Street

Eldon Lane, Bishop Auckland, DL14 8TL

Price £55,000

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Three bedroomed mid terrace property in Eldon Lane, which would make an ideal investment, benefiting from being such a short distance from Shildon as well as being less than half a mile from the local Prince Bishops Community Primary School in Coundon Grange. Located just off the public bus route allows easy access to both Shildon and Bishop Auckland, which is approx 2.5 miles away. Further facilities are available in Bishop Auckland's town centre, including further primary and secondary schools, healthcare services, high street stores, cafés, supermarkets and an extensive public transport system which allows for access to not only the neighbouring towns and villages, but to further afield places such as Darlington, Durham, Newcastle and York.

In brief it comprises; an entrance hall leading into the living room/dining room and kitchen to the ground floor. The first floor contains the master bedroom, two further bedrooms and the family bathroom with jacuzzi bath, underfloor heating in kitchen and bathroom. Externally there is a rear yard with gated access into the back lane and on street parking to the front.







Entrance
Spacious entrance hall that leads through to the living room and dining room. A staircase with featured lights that leads up to the bedrooms.

Living Room 11'7" x 11'2" (3.53 x 3.4)
Spacious living room to the front of the property, with neutral décor, an expansive media wall following to the window to the front elevation.

Dining Room 12'0" x 13'7" (3.66 x 4.13)
The second reception room is another good size, with electric fire, feature surround and ample room for a table and chairs.

Kitchen 11'10" x 7'0" (3.61 x 2.14)
The kitchen is fitted with a range of white wall and base units, contrasting work surfaces, tiled splash backs and sink/drainer unit and a wine cooler. Benefiting from an integrated electric oven, five ring hob and overhead extractor hood and underfloor heating as well as space for a washing machine and fridge/freezer.

Master Bedroom 13'6" x 10'2" (4.11 x 3.09)
The master bedroom is a double room, neutrally decorated with window to the rear elevation.

Bedroom Two 11'10" x 8'10" (3.6 x 2.68)
Second bedroom which provides space for a double bed and further free standing furniture.

Bedroom Three 8'9" x 6'4" (2.67 x 1.93)
The third bedroom is a single room which could be utilised as a home office or study.

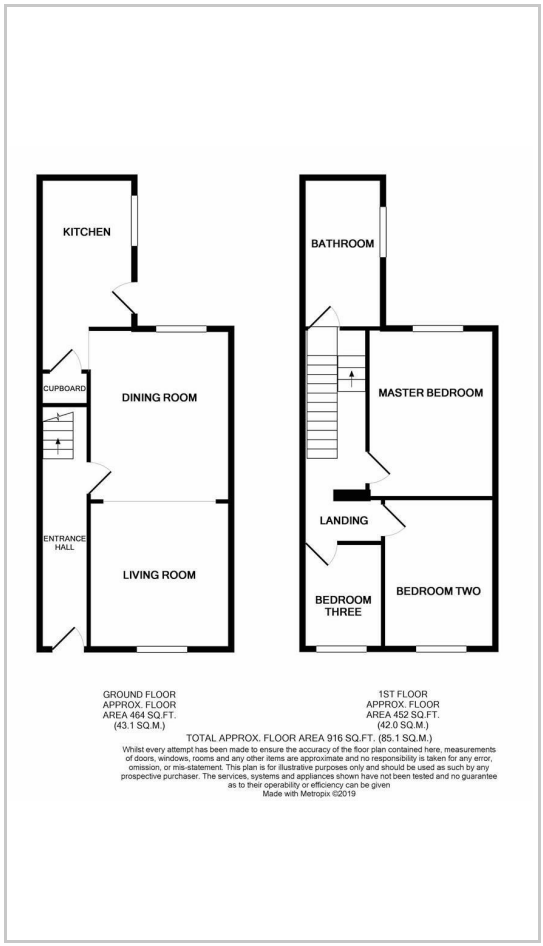
Bathroom 11'10" x 6'4" (3.61 x 1.93)
Family bathroom on the first floor with underfloor heating which contains a jacuzzi bath, double shower cubicle, mirror with Bluetooth features, WC and wash hand basin with two drawers.

External
Externally there is a rear yard with gated access into the back lane and on street parking to the front.

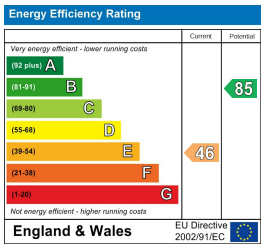
Area Map

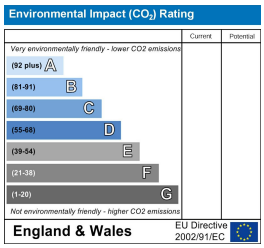


Floor Plans



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.
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