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Winston Road Staindrop, DL2 3NP

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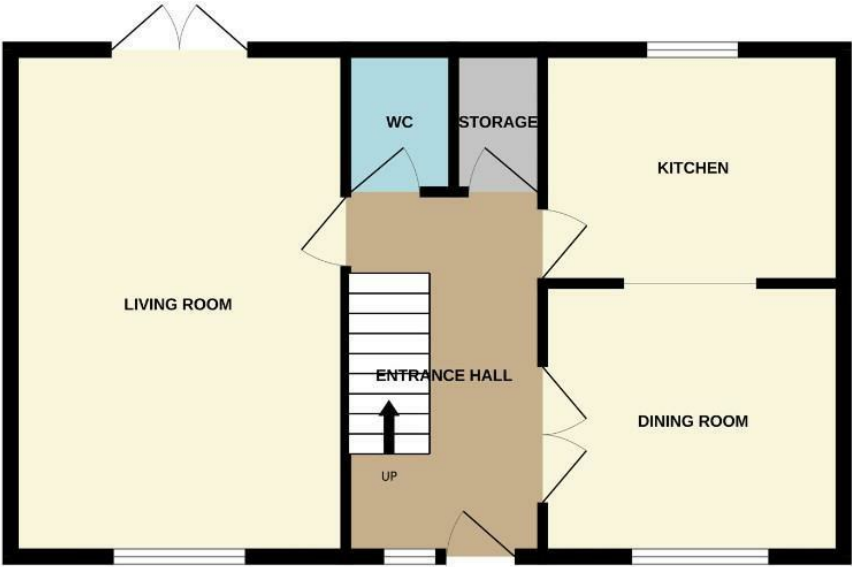
Offers In Excess Of £225,000

Four bedroomed semi detached family home located on Winston Road, in the picturesque village of Staindrop. This beautifully refurbished house is offered for sale with no onward chain, vacant possession and has the perfect blend of modern comfort and traditional charm. Finished to a high standard throughout recently fitted with new windows and doors, re-wired, re-plumbed with new boiler fitted 2023 and Energy efficient LED lighting throughout. The location is ideal for a variety of potential buyers, close to Raby Castle, has great commuter links, a regular public transport system as well as a range of local amenities within the village including excellent Ofsted rated 'Outstanding' primary and secondary schools. Neighbouring towns Barnard Castle and Bishop Auckland provide a further more extensive range of facilities such as supermarkets, restaurants and popular high street retail stores. The area is well known for its countryside walks, local village stores and its historic connections.

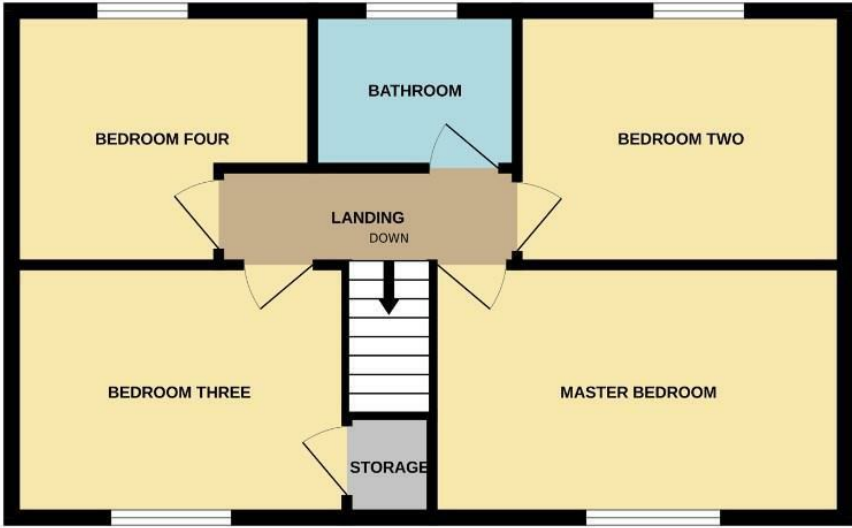
In brief the property comprises; an entrance hall leading into the living room, dining room, kitchen and cloakroom to the ground floor. The first floor contains the master bedroom, three further generous bedrooms and family bathroom. Externally the property has a gravelled driveway to the front providing ample off street parking, whilst to the side and rear there is a well maintained garden which is mainly laid to lawn along with patio area ideal for outdoor furniture.

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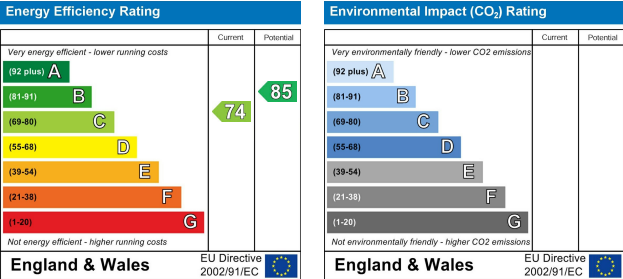
GROUND FLOOR



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

18'4" x 12'1"

Spacious and bright living room with ample space for furniture, neutral décor, 2 x Tall designer radiators, window to the front elevation and French doors to the rear leading into the garden.

Dining Room

12'5" x 9'2"

The second reception room is another good size with space for a dining table and chairs, further furniture, 2 x Tall designer radiators and window to the front elevation.

Kitchen

10'9" x 8'6"

The kitchen is fitted with a range of modern wall, base and drawer units, complementing concrete effect worktops and splashbacks and sink/drain unit. Benefiting from integrated appliances including fridge/freezer, washer/dryer, dishwasher, an oven, hob and overhead extractor hood.

Cloakroom

5'2" x 3'11"

Fitted with a WC and wash hand basin.

Storage

Storage room housing Worcester boiler.

Master Bedroom

15'8" x 9'2"

The master bedroom provides space for a king sized bed, further furniture and window to the front elevation.

Bedroom Two

12'5" x 8'6"

The second bedroom is another good size double bedroom with window to the rear elevation.

Bedroom Three

11'9" x 9'10"

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

Bedroom Four

10'9" x 8'6"

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

Bathroom

7'6" x 8'10"

The bathroom contains a modern suite comprising; a panelled bath with overhead shower, WC, wash hand basin and heated towel rail. Opaque window to the rear elevation.

External

Externally the property has a gravelled driveway to the front providing ample off street parking, whilst to the side and rear there is a well maintained garden which is mainly laid to lawn along with patio area ideal for outdoor furniture.

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.



