Plot 93, Elder Brook Park, Neasham Road, Darlington, DL2 1DL.
£209,995

estates
'The Art of Property'

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Council Tax Band:

FIRST TIME BUYER DEAL: £5,000 towards deposit and £1,000 towards legal fees.

Property comes with full flooring throughout, integrated appliances: fridge/freezer, dishwasher, washing machine, dryer, oven, hob, cooker hood and turf to rear garden.

The Larch is a unique and welcoming Three bedroom home, designed to be both practical and stylish. It is fitted with fixtures from BOSCH, Hansgrohe, HIVE and Porcelanosa among others.

From the entrance hall, the property offers a generously-sized dual aspect lounge with attractive French doors to the rear garden. Also downstairs, the Larch features a spacious open-plan kitchen/dining area, as well as a cloakroom and a hand storage cupboard.

Upstairs, there is a beautiful master suite which includes an en-suite and a fitted wardrobe. There are also two further bedrooms, a family bathroom and additional cupboard space.

EPC BAND B
These houses are sold on a FREEHOLD basis.
There is an estate management charge of approx.
£110+VAT pa

Principal elevation

Entrance hallway

Lounge
18'0" x 9'8" (5.50 x 2.95)

Kitchen/dining area
18'0" x 7'3" (5.50 x 2.23)

Ground floor w/c

First floor landing

Principal bedroom
11'2" x 8'9" (3.42 x 2.67)

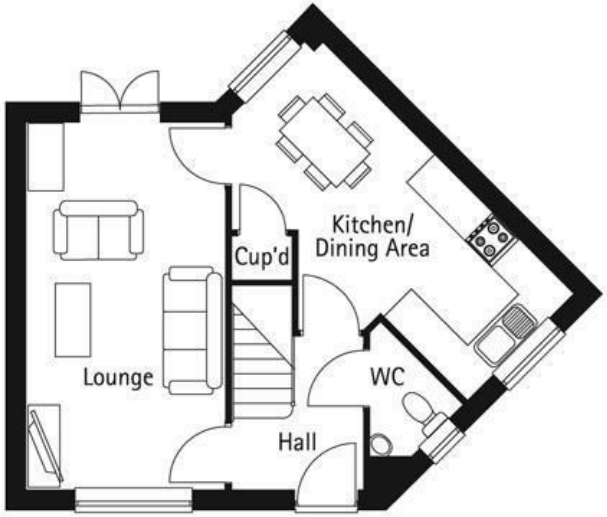
En-suite
10'4" x 5'3" (3.17 x 1.61)

Second bedroom
9'10" x 8'7" (3.00 x 2.63)

Third bedroom
9'1" x 6'4" (2.78 x 1.94)

Bathroom/wc
7'10" x 6'6" (2.40 x 1.99)

Rear garden



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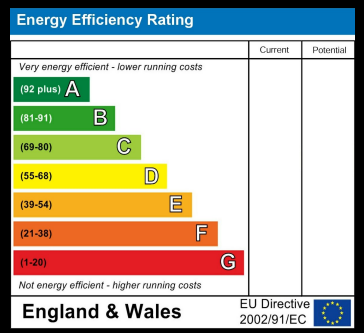
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