Elmcroft, Darlington, DL1 3EL
Offers in the region of £220,000

estates
'The Art of Property'

Elmcroft, Darlington, DL1 3EL
Offers in the region of £220,000
Council Tax Band: D

Situated on a delightful corner plot within a highly sought-after development in the Harrowgate Hill area of Darlington, this three double bedroom detached home offers nicely appointed accommodation and a stunning SOUTH-FACING rear garden.

Occupying a prime position, the property enjoys convenient access to a range of local shops, amenities, well-regarded schooling, and excellent transport links to the A1(M) & A66. Built in 1999 and having been lovingly maintained by its original owner, the home is brought to the market with NO ONWARD CHAIN.

The property benefits from double glazing, a composite front door, and gas central heating via a boiler installed in 2018. Externally, there is strong kerb appeal with a driveway leading to a garage with an electric roller door, along with the beautifully kept gardens.

Internally, the accommodation briefly comprises: an inviting entrance hallway, a spacious lounge featuring a recently fitted gas fire, a separate dining room with sliding patio doors opening onto the garden, fitted kitchen, a useful utility room, and a ground floor WC.

To the first floor, the landing provides access to three well-proportioned double bedrooms, all benefiting from built-in wardrobes or storage. The principal bedroom enjoys an ensuite shower room, complemented by a family bathroom and a useful storage cupboard housing the hot water cylinder.

This is a superb opportunity to acquire a well-cared-for home in a desirable location, ideal for a range of buyers.

Please note:
Council tax Band - D
Tenure - Freehold
Total sq ft and room dimensions to be considered a guide only.

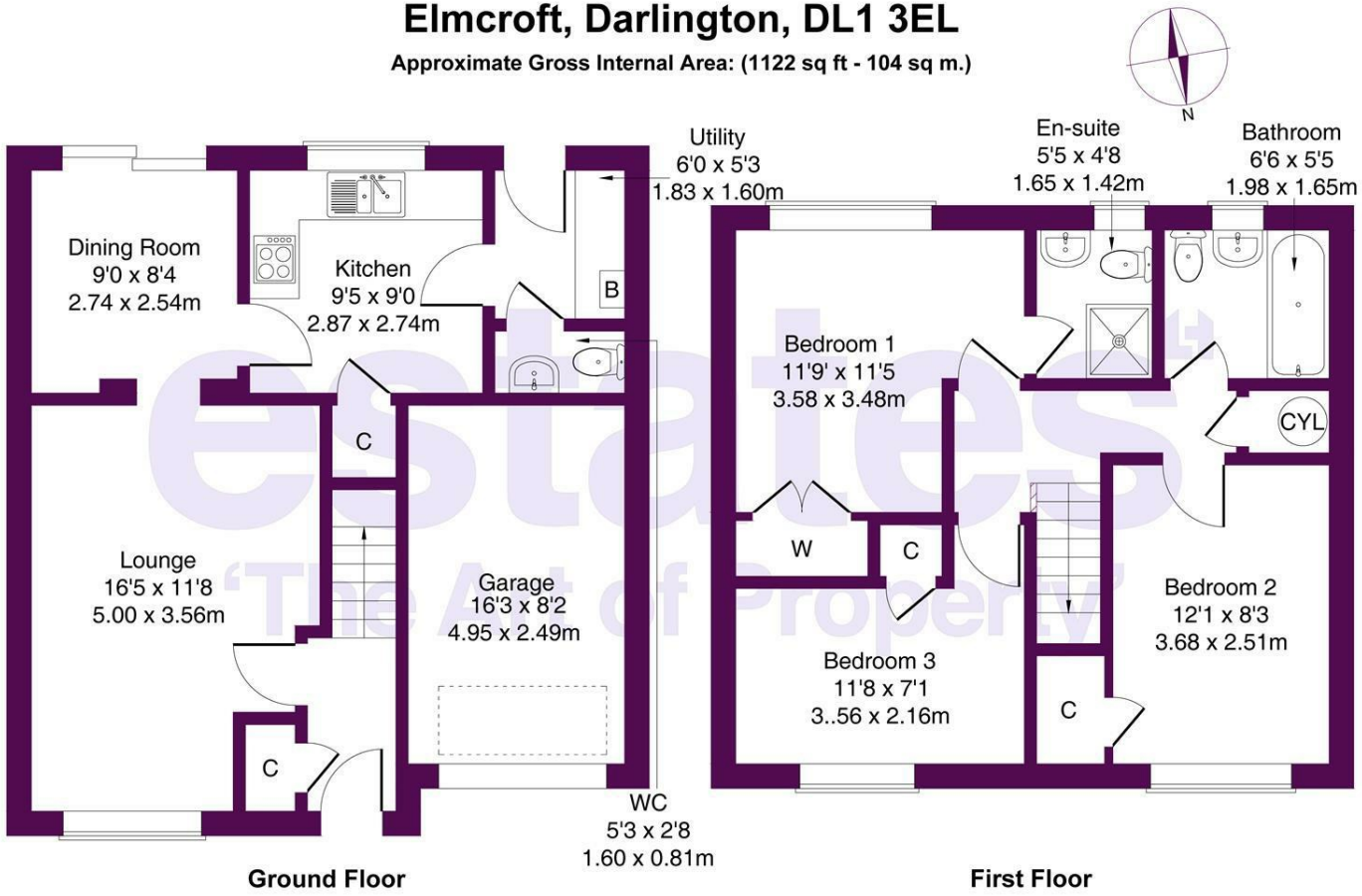
Following acceptance of an offer, the prospective buyer(s) will be required to pay £30 (inc. VAT) per client, to cover the cost of anti-money laundering checks conducted by Estates, in compliance with HMRC regulations.

Estates 'The Art of Property'
Professional Estate Agents, selling homes across Darlington, Newton Aycliffe, Teesside & North Yorkshire with creative & inviting marketing strategies! Property appraisals available 7 days a week!

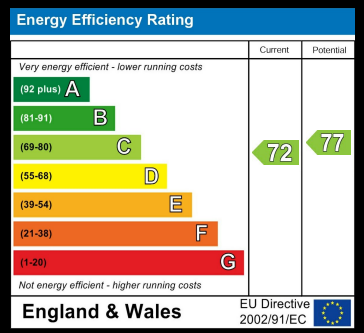
Disclaimer:
These particulars have been prepared in good faith by the selling agent in conjunction with the vendor(s) with the intention of providing a fair and accurate guide to the property. They do not constitute or form part of an offer or contract nor may they be regarded as representations, all interested parties must themselves verify their accuracy. No tests or checks have been carried out in respect of heating, plumbing, electric installations, or any type of appliances which may be included. All photos, videos, and marketing material created by Estates 'The Art of Property', are the property of our agency and are protected by copyright law. Our marketing material must not be copied, reproduced, shared, or used in any way without our prior written permission.

Elmcroft, Darlington, DL1 3EL

Approximate Gross Internal Area: (1122 sq ft - 104 sq m.)



Not to Scale. Produced by The Plan Portal 2026

For Illustrative Purposes Only.

Business Central 2 Union Square
Central Park
Darlington
County Durham
DL1 1GL
01325 804850
sales@estatesgroup.co.uk
https://estates-theartofproperty.co.uk/