



## listing



### Agent Info

Name:	Tony Dobbins
Company Name:	Anthony Jones Properties
Country:	United Kingdom
Experience since:	
Service Type:	Selling a Property
Specialties:	
Property Type:	Apartments, Houses
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### Listing details

Property for:	Sale
Price:	GBP 380,000

### Location

Country:	United Kingdom
Posted:	Jan 07, 2025

### Description:

As you step into the entrance porch, you are greeted by the character of exposed brickwork and a stained leaded window that sets the tone for this well-loved home.

The hallway, with its beautiful antico flooring and under-stairs storage, provides a welcoming space that leads you further into this spacious property.

The dining room at the front of the house is full of character, boasting a stunning feature fireplace and a single-glazed stained leaded window, filling the room with natural light.

The central heating radiator ensures comfort year-round, and the cosy carpeted floor makes this an ideal space for family meals or entertaining guests.

At the rear, the living room offers a relaxing retreat with double-glazed windows and patio doors that invite you into the south-east facing garden. Whether enjoying a quiet evening by the gas fire or hosting gatherings that spill out onto the patio, this room exudes warmth and charm.

The lush, enclosed garden is a sanctuary, complete with mature plantings, a greenhouse, and a well-maintained lawn – perfect for children to play or for those who enjoy a spot of gardening.

The modern, fully-fitted kitchen is designed with family life in mind, featuring high-end finishes such as quartz work surfaces and a large ceramic sink. The Stoves range cooker is a cook's dream, while



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integrated appliances, including a dishwasher and fridge, blend seamlessly into the space. With French doors opening to the garden and plenty of room for a dining table, this is the perfect setting for both casual breakfasts and dinner parties.

For added convenience, a separate utility room provides additional storage and space for laundry, while offering direct access to the garage.

Upstairs, you will find four generously sized bedrooms. The master bedroom, with its charming stained leaded window, is a peaceful retreat. Two further double bedrooms at the rear offer delightful garden views, and the fourth bedroom, currently set up as a study, is ideal for a home office or child's room. The family bathroom has been thoughtfully designed, featuring a vanity unit, bathtub with a mixer tap, hand-held shower, heated towel rail, and stylish inset lighting.

The property also benefits from a spacious garage with power, light – an ideal space for hobbies or storage, while the front garden with its block-paved driveway offers the option of off street parking.

Located in a prime position, families will appreciate the excellent catchment area for reputable schools, ensuring quality education right on your doorstep. The local area is filled with amenities, from nearby parks and scenic walks to Darlington's vibrant town centre, which offers a wide range of shops, cafes, and restaurants. Excellent transport links, including easy access to the A1(M) and Darlington railway station, make commuting a breeze, whether you're heading to the city or enjoying weekend escapes.

In summary, this property is not just a house, but a lifestyle. It combines modern convenience with a peaceful setting, all within one of Darlington's most desirable areas. Perfect for families, this home offers space to grow, entertain, and relax, all while being minutes away from the best the West End has to offer.

Don't miss the opportunity to make this your forever home.

Call NOW to arrange your viewing.

### **Common**

Bedrooms: 4  
Bathrooms: 1

### **Lease terms**

Date Available:

### **Contact information**

IMLIX ID: RS2141



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