



**STUART
EDWARDS**

Alfreton Close

, Brandon DH7 8UE

- NEWLY REFURBISHED SEMI DETACHED HOUSE
- LOUNGE
- NEW BATHROOM SUITE WITH SHOWER
- FRONT AND REAR GARDENS
- NO ONWARD CHAIN
- 2 BEDROOMS
- NEW KITCHEN/DINER
- LONG DRIVEWAY & DETACHED GARAGE
- NEW FLOOR COVERINGS & RE-DECORATION
- 4 MILES FROM DURHAM CITY

Offers In The Region Of £134,950



Council Tax Band: A
EPC Rating: D

FULL DESCRIPTION

Semi detached house, refurbished to a high standard. A home ready to move into and available with no onward chain. Having been newly decorated throughout, the internal living accommodation is accessed via a UPVC entrance door leading to the hallway, lounge with under stair storage cupboard and kitchen with a range of newly fitted units, integrated oven and hob and dining area with UPVC double glazed sliding patio doors overlooking the rear garden. Stairs from the hallway lead to the first floor landing, 2 bedrooms and newly fitted bathroom suite with mains fed shower. Externally a long driveway providing off road parking leads to a detached garage. There's laid lawn to the front and an enclosed garden to the rear with a paved patio area. The property also has gas central heating with radiators to all rooms, new floor coverings and UPVC double glazing throughout. Sure to prove extremely popular amongst buyers, therefore early viewings are recommended.

AREA INFORMATION

Brandon is well serviced with a wide range of local amenities which including its own doctors surgery, pharmacy, supermarkets, library, post office primary/junior school and children's nursery. Durham City is situated approximately 4 miles away with its delightful cobbled streets and a range of local and regional retailers as well as a number of well regarded restaurants and bars. The meandering River Wear which circles around the Castle and Cathedral offers an eye-catching back drop to the city, as well as providing superb city walks and local boating. Not only this Durham City is well known for its high achieving private and state schools as well as the world renowned Durham University.

ENTRANCE

UPVC entrance door leading to hallway with stairs to the first floor landing.

LOUNGE

15'0 x 10'7

UPVC double glazed window facing the front aspect, radiator and under stair storage cupboard housing the central heating boiler.

KITCHEN/DINER

14'0 x 7'10

Newly fitted range of white high gloss wall and floor units with contrasting black laminate worktops and inset stainless steel sink and drainer unit with mixer tap. Stainless steel electric oven, hob and extractor canopy. Tiled splashbacks, spot lighting, plumbed for automatic washing machine and herringbone style LVT flooring leading to the dining area with double radiator, space for a dining table and UPVC double glazed sliding patio doors to the garden.

FIRST FLOOR LANDING

BEDROOM 1

14'0 x 10'0

Radiator and bulk head cupboard.

BEDROOM 2

12'8 x 7'10

Radiator.

BATHROOM

Newly fitted white suite comprising, close coupled wc, pedestal wash hand basin, panel bath with mains fed shower over and glass screen, fully tiled walls, herringbone style LVT flooring and chrome heated towel rail.

DETACHED GARAGE

Long paved driveway to provide off road parking leads to a detached single garage with up and over door.

GARDENS

Laid law to the front. A paved pathway to the side of the property leads to an enclosed rear garden with patio area and laid lawn.



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

1 & 2 Blue Coat Buildings, Claypath,
Durham, County Durham, DH1 1RF

0191 3848440

enquiries@stuartedwards.com

www.stuartedwards.com