

3 bed semi-detached house to buy in DL5

Pinewood Crescent, Heighington Village, Newton Aycliffe, Durham, DL5 6RP

£230,000

x 3 x 2 x 1

Tenure

Freehold

Driveway & Garage parking

Garden

Property features

- New Boiler as of 2023
- Semi-Detached
- 3 Spacious Bedrooms
- Extended Garage
- EPC Rating C

Key Information

- Council Tax: Band C
- EPC Rating: C
- Heating supply: Gas
- Electric supply: National Grid
- Water supply: Direct mains water
- Broadband: ADSL copper wire
- Mobile signal: Good

Arrange a viewing

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- Flexible viewing slots
- Accompanied viewings

Description

Pattinson Estate Agents are pleased to offer for sale this three-bedroom house located on Pinewood Crescent in the sought after Heighington Village.

This well proportioned home offers a fantastic amount of living space, internally and externally, and will make a great home for its next owners. The entrance hallway offers access into the cosy living room to the front elevation and features a wall-mounted electric fireplace for those winter nights. A glass panelled door leads to the dining room which is a perfect setting for family meals with space for a large table and chairs and also benefits from a useful storage cupboard.

Through to the spacious kitchen which sits at the rear elevation, offering white wall and base units for plenty of storage and ample worktop space for meal preparation. With wood effect flooring, and contrasting splash back tiling, there is an integrated gas hob, and space for freestanding appliances such a dishwasher, and room for a large fridge freezer. There is an external door from the kitchen that leads out to the rear garden.

A useful ground floor shower room, will appeal to many which is tastefully decorated and offers a glass shower cubicle, WC and hand wash basin.

To the first floor are three bedrooms, all of which are double sized and suitable for ever-growing families. Bedroom one and two both fitted with built-in sliding door wardrobes, and off from bedroom two is access to a good size storage room, which would be useful for items such as toy storage, suitcases or vacuums!

A family bathroom completes the first floor and offers a white panel bath, a wc and sink within a vanity unit. From the hallway, there is access to the loft and a small airing cupboard. The property also benefits from gas central heating and double glazing throughout both floors.

Externally, to the front of the property, there is a driveway that leads to the integral garage where you can also enter the property, or alternatively steps lead to the front door. A low maintenance front garden is lined with hedges and shrubs. To the rear, a good size garden is hedge lined and offers lawn and patio areas, ideal for summer entertaining or for those keen gardeners.

Pinewood Crescent is situated within Heighington Village, DL5 6RP. The property is positioned within a residential setting, with the surrounding village providing local amenities such as shops, a primary school, church and public houses. The popular Redworth Hall Hotel is close by and offers spa and gym facilities. Access to the wider area via the nearby A1M makes this for a good location to many commuters.

Call Pattinson Estate Agents to arrange your viewing.

Council Tax Band: C

Tenure: Freehold

Price: £230,000

Property Type: Semi-detached house

USPs: Garden, Chain free

Parking: Driveway & Garage

Construction materials: Brick and block

Roofing type: Clay tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: Yes

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

Water meter: No

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: ADSL copper wire, Cable, FTTC (fibre to the cabinet), FTTP (fibre to the premises)

Mobile signal coverage: Good

Entrance Vestibule

1.72m x 1.71m (5'7" x 5'7")

Wooden entrance door with part glazing. Stairs provide access to the first floor. The hallway has a gas central heating radiator and carpeted flooring.



Lounge

3.94m x 4.36m (12'11" x 14'3")

A front-facing reception room with double-glazed window, gas central heating radiator, electric fire and carpeted flooring.



Dining Room

4.96m x 2.80m (16'3" x 9'2")

Rear-facing dining room with double-glazed window, gas central heating radiator, built-in storage and carpeted flooring.



Kitchen

3.04m x 3.17m (9'11" x 10'4")

Fitted kitchen with double-glazed rear aspect and part-glazed door providing access to the garden. The kitchen comprises wall and base units with roll-top work surfaces, composite one-and-a-half bowl inset sink with mixer tap and drainer, and tiled splashbacks. There is a four-ring gas hob with extractor above and plumbing for a dishwasher. Vinyl flooring and a gas central heating radiator are provided.



Shower Room/WC

Shower room with double-glazed side and rear aspects and wooden door. The room includes a sink with vanity unit beneath, WC and shower cubicle with mains shower. There is vinyl flooring, a gas central heating radiator and recessed lighting.



First Floor Landing

Landing with built-in storage, loft access and carpeted flooring.

Bedroom One

5.05m x 3.32m (16'6" x 10'10")

Double-glazed front and rear aspects, gas central heating radiator and built-in sliding wardrobe. Carpeted flooring.



Bedroom Two

4.00m x 3.33m (13'1" x 10'11")

Double-glazed front aspect, gas central heating radiator, built-in storage and built-in sliding wardrobe. Carpeted flooring.



Bedroom Three

3.32m x 2.92m (10'10" x 9'6")

Rear-facing bedroom with double-glazed window, gas central heating radiator and carpeted flooring. The room also includes a sink with vanity unit.



Family Bathroom

2.31m x 1.65m (7'6" x 5'4")

Fitted with a white suite comprising WC, vanity wash hand basin and bath. The bathroom has double-glazed rear aspect, vinyl flooring, recessed lighting, gas central heating radiator and chrome towel radiator. Wall and ceiling cladding is provided.



Garage

3.23m x 7.47m (10'7" x 24'6")

Housing the combi boiler and providing plumbing for a washing machine, the garage is fitted with power sockets and lighting, offering useful utility and storage space.



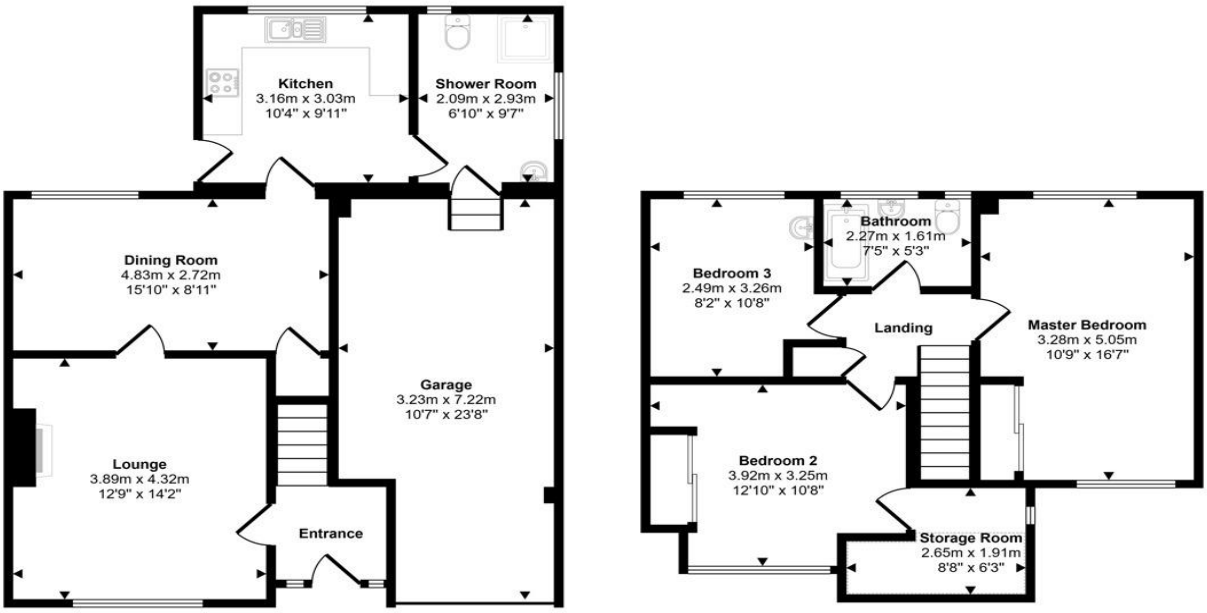
Externally



The front of the property has a low-maintenance block-paved garden with a block-paved path leading to the entrance and driveway. Decorative stone borders are provided. There is also a garage and gated access to the rear garden, with external lighting.

The rear garden is private and enclosed, with a large paved patio leading towards the entrance, lawn and decorative stone borders. There is gated side access, an external water source, external lighting and external storage in the form of a garden shed.

Approx Gross Internal Area
128 sq m / 1383 sq ft

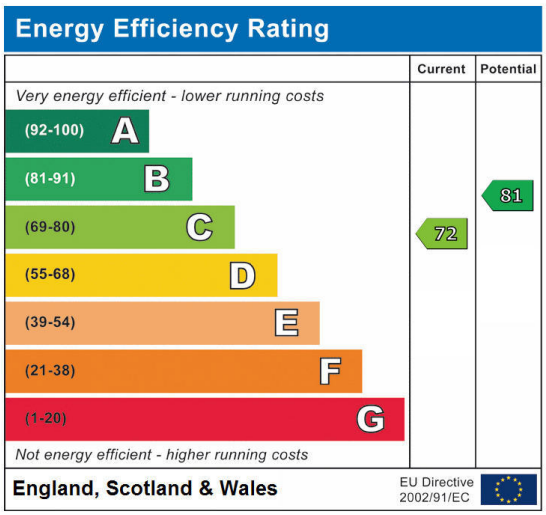


Ground Floor
Approx 76 sq m / 822 sq ft

First Floor
Approx 52 sq m / 561 sq ft

Denotes head height below 1.5m

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



Pinewood Crescent, Heighington Village, Newton Aycliffe, Durham, DL5 6RP

Contact your local branch today for more information on this property:

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