

4 bed semi-detached house to buy in DH6

Prospect Place, Coxhoe, Durham, Durham, DH6 4LA

£220,000 Starting Bid

x 4 x 2 x 1

Tenure

Freehold

Driveway & Garage parking

Garden

Property features

- Semi-Detached Family Home
- Four Bedrooms
- Spectacular Far-reaching Northern Views
- Multi Car Driveway & Garage
- EPC Rating C

Key Information

- Council Tax: Band C
- EPC Rating: C
- Heating supply: Gas

Arrange a viewing

Susan Davison
Branch Manager
Houghton

0191 5120933
houghton@pattinson.co.uk

- Flexible viewing slots
- Accompanied viewings

Description

SEMI-DETACHED FAMILY HOMEFOUR BEDROOMS**GARAGE & MULTI CAR DRIVEWAY**NORTH/WEST FACING REAR GARDEN**STUNNING PANARAMIC VIEWS**HIGHLY DESIRABLE VILLAGE LOCATION**NO ONWARD CHAIN**

Pattinson Estate Agents are delighted to present to the market this exceptional semi-detached family home, arranged over three floors and offering four bedrooms alongside breath taking panoramic views across the surrounding countryside. Occupying a prime position within a sought-after development in Coxhoe, Durham, the property enjoys convenient access to local shops, amenities, excellent public transport links and major road connections via the A1(M).The property is also within walking distance of Coxhoe Primary School, with Wingate Quarry, Durham University, the hospital and Durham City Centre all just a short drive away.

This beautifully appointed home offers spacious and versatile accommodation throughout and briefly comprises:-Entrance/hallway, modern kitchen, ground floor W.C. and a generous lounge/dining room providing access to the North/West facing rear garden. To the first floor are three well-proportioned bedrooms and a three-piece family bathroom. The second floor boasts an impressive principal bedroom with en-suite facilities.

Externally, to the front there is a driveway providing off-street parking for multiple vehicles, leading to a garage. To the rear, the property benefits from a private, enclosed garden enjoying spectacular far-reaching views to the north. A particular feature of this home is that each rear-facing room enjoys the same stunning outlook, adding to the property's overall appeal.

Early viewing is highly recommended to fully appreciate the position, views, standard and location of this outstanding home has to offer. Please contact our Houghton branch to arrange your viewing.

Council Tax Band: C

Tenure: Freehold

Price: Starting Bid £220,000

Property Type: Semi-detached house

USPs: Garden

Parking: Driveway & Garage

Heating: Gas

Entrance/Hallway

Property entrance leading to the hallway, which has tile flooring and a column radiator.

Lounge/Dining room

5.42m x 4.56m (17'9" x 14'11")

A generous lounge/diner with hardwood flooring, a radiator, storage cupboard and French doors leading to the rear gardens and providing splendid views.



Kitchen

3.86m x 2.46m (12'7" x 8'0")

Modern kitchen benefiting from a range of upper and lower units with contrasting worksurfaces and matching up-stands, a composite sink unit, plumbing for washing machine and dishwasher, complete with a integrated SMEG oven with a gas hob. Tile flooring, tiled splash back, a radiator, a column radiator and a double glazed front aspect window.



Ground Floor W.C

1.74m x 1.02m (5'8" x 3'4")

Convenient downstairs W.C with a hand wash basin, radiator and tiled flooring.



Bedroom Two

4.64m x 2.54m (15'2" x 8'4")

Double bedroom with carpet flooring, radiator and a double glazed front aspect window.



Bedroom Three

3.72m x 2.54m (12'2" x 8'4")

Double bedroom with carpet flooring, radiator and a double glazed rear aspect window.



Bedroom Four

2.79m x 1.91m (9'1" x 6'3")

Fourth bedroom with carpet flooring, radiator and a double glazed front aspect window.



Bathroom

1.72m x 1.91m (5'7" x 6'3")

Stylish three piece bathroom benefiting from a panelled bath with an overhead shower, hand wash basin and W.C. Tiled flooring, partly tiled walls, heated towel towel and a double glazed window.



Prinicpal Bedroom

7.31m x 3.90m (23'11" x 12'9")

Stunning double bedroom located on the second floor, which has an en-suite, carpet flooring, fitted cupboards, a storage cupboard, two radiator, a double glazed window and a Velux window.



En-suite

1.92m x 1.96m (6'3" x 6'5")

Convenient en-suite with a walk-in shower, hand wash basin and W.C. Tile flooring, tiled wall, a heated towel rail and a Velux window.

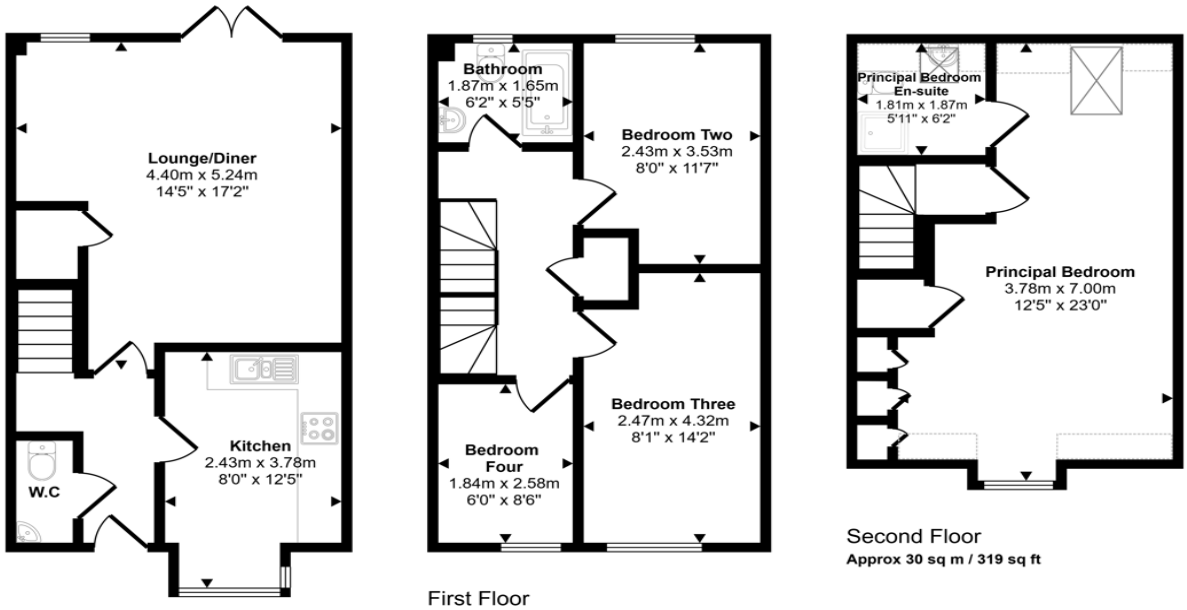


External

Externally, to the front there is a driveway providing off street parking for multiple vehicles, leading to a garage. To the rear, the property enjoys a private North/West facing garden, featuring artificial turf and a patio seating area, ideal for taking in the spectacular far-reaching northern views.



Approx Gross Internal Area
102 sq m / 1102 sq ft



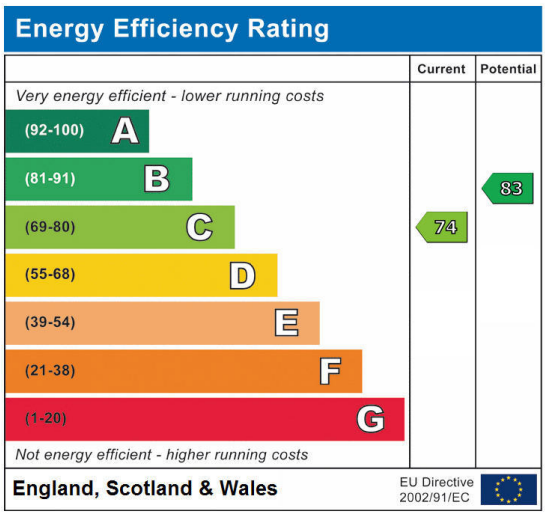
Ground Floor
Approx 37 sq m / 397 sq ft

First Floor
Approx 36 sq m / 386 sq ft

Second Floor
Approx 30 sq m / 319 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.



Prospect Place, Coxhoe, Durham, Durham, DH6 4LA

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

14a Newbottle Street, Houghton Le Spring, Tyne and Wear, Tyne & Wear, DH4 4AB, Tel: 0191 5120933, houghton@pattinson.co.uk, www.pattinson.co.uk

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.