



6 WAYLAND TERRACE, DARLINGTON, DL3 0JP

Offers In The Region Of £199,950

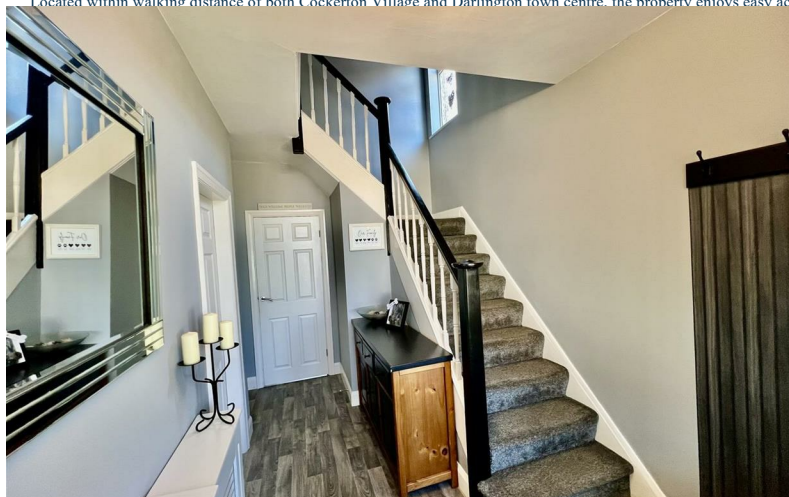
Nestled in the ever-popular Cockerton area of Darlington, this superb three-bedroom semi-detached property on Wayland Terrace offers an ideal blend of style, space, and convenience — perfect for families, first-time buyers, or anyone seeking a ready-to-move-into home.

To the front, the property benefits from off-street parking, while a secure side gate leads to a well-maintained enclosed rear garden featuring a detached garage, a patio seating area, and a neatly laid lawn — perfect for entertaining or enjoying the outdoors in privacy.

Internally, a welcoming hallway provides access to the stylishly re-fitted kitchen, finished with high-gloss white units and contrasting worktops, as well as into the spacious lounge. The lounge is beautifully appointed with attractive wood-effect flooring and a charming log-burning stove, creating a cosy yet modern living space. An archway leads seamlessly into the dining room, which in turn opens into a light-filled conservatory overlooking the garden.

Upstairs, the first floor offers three generous bedrooms — two of which are comfortable doubles — along with a contemporary family bathroom complete with a walk-in double shower, WC, and hand basin.

Located within walking distance of both Cockerton Village and Darlington town centre, the property enjoys easy access to a range of local amenities, schools, and parks. Commuters will also appreciate the excellent transport



LOUNGE
14'02 x 13'02 (4.32m x 4.01m)

DINING ROOM
12'01 x 11'11 (3.68m x 3.63m)

CONSERVATORY
10'03 x 9'10 (3.12m x 3.00m)

KITCHEN
9'00 x 8'11 (2.74m x 2.72m)

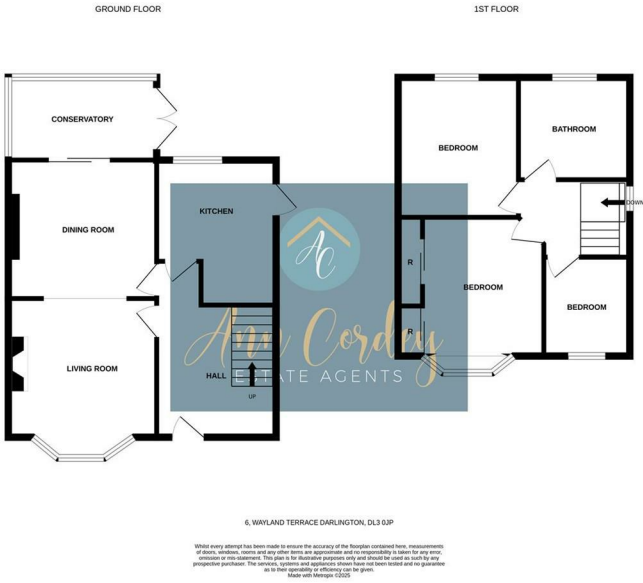
BEDROOM ONE
13'06 x 12'10 (4.11m x 3.91m)

BEDROOM TWO
12'08 x 11'11 (3.86m x 3.63m)

BEDROOM THREE
8'07 x 8'00 (2.62m x 2.44m)

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	



YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOANS SECURED ON IT.

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