



163 DEWBERRY LANE, DARLINGTON, DL1 3BG

Offers In The Region Of £200,000

We offer for sale this well presented THREE BEDROOM END TERRACED situated in the popular Harrowgate Hill area of Darlington.

Warmed by Gas Central Heating and with the benefit of UPVC Double Glazing, along with modern fittings, off street parking for two cars and enclosed rear Garden.

The location within the Harrowgate Hill area of Darlington is convenient for the local schools and shops of the area. There are excellent transport links to the A1M and regular bus services also.



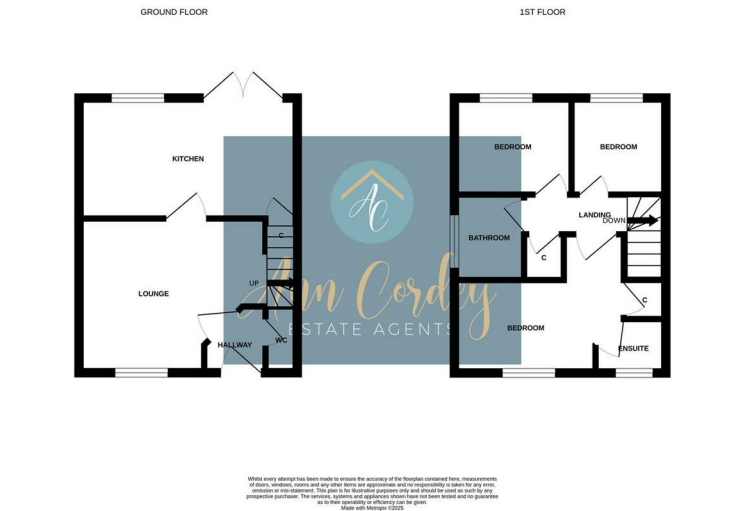
LOUNGE
16'0" x 16'6" (4.88m x 5.03m)

KITCHEN/DINER
15'10" x 8'2" (4.85m x 2.49m)

BEDROOM ONE
12'7" x 12'7" (3.86m x 3.84m)

BEDROOM TWO
8'9" x 9'6" (2.67m x 2.92m)

BATHROOM
6'9" x 7'1" (2.08m x 2.18m)



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A	90	90
(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.

These particulars do not constitute, nor constitute part of, an offer or contract. An intending purchaser must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. The vendor does not make or give, and neither Ann Cordey, or any other person in their employment has any authority to make or give any representation or warranty whatever in relation to this property. All measurements are approximate.

