Ann Cordey
ESTATE AGENTS

13 Duke Street, Darlington, County Durham, DL3 7RX
Tel: 01325 488433
Email: sales@anncordey.com
www.anncordey.com



99 GENEVA CRESCENT, DARLINGTON, DL1 4LA

Offers In The Region Of £210,000

A beautifully refurbished three-bedroom semi-detached home, finished to an excellent standard throughout and ready to move straight into. Offering stylish modern interiors, a stunning contemporary kitchen with open-plan dining space, a spacious lounge, three bedrooms, a luxury bathroom, en-suite facilities and a convenient ground floor WC. Externally, the property benefits from a newly landscaped driveway providing off-street parking and an enclosed rear garden with patio and lawn. An excellent opportunity for buyers seeking a modern, turnkey home.





Situated within this popular residential area of Darlington, this impressive three-bedroom semi-detached home has undergone a comprehensive programme of refurbishment, creating a stylish and contemporary property which is ready for immediate occupation. Finished to a particularly high standard throughout, the property offers modern fittings, tasteful décor and well-planned accommodation, making it an ideal purchase for first-time buyers, families and those looking to downsize.

The ground floor welcomes you with a spacious and inviting lounge, featuring a large bay window which allows plenty of natural light to flow through. To the rear is a superb open-plan kitchen and dining area, fitted with an attractive range of contemporary units, contrasting work surfaces and integrated cooking appliances. The space benefits from modern herringbone-style flooring, recessed ceiling lighting and French doors opening directly onto the rear garden, creating an excellent area for everyday living and entertaining. A useful ground floor WC and additional storage complete the accommodation on this level.

To the first floor are three well-proportioned bedrooms. The principal bedroom is particularly impressive, featuring an extensive range of fitted wardrobes and the added benefit of a modern en-suite shower room. Bedrooms two and three offer versatile accommodation, suitable for children, guests or home working. The stylish family bathroom has also been refitted and features a contemporary white suite, bath with shower over, attractive marble-effect wall tiling and modern black fittings.

Externally, the property continues to impress. To the front is a newly laid block-paved driveway providing valuable off-street parking, enclosed by attractive brick boundary walls and timber fencing. To the rear is a good-sized, fully enclosed garden, featuring a paved patio area ideal for outdoor dining and a lawned section, all enclosed by newly installed timber fencing to provide a good degree of privacy.

Local area

Geneva Crescent is conveniently positioned within the Eastbourne area of Darlington, offering access to a range of everyday amenities and transport connections. Nearby shopping facilities include the Neasham Road retail area, with larger supermarkets and additional shopping options available at Morton Park. There are several well-regarded local schooling options in the surrounding area, including Skerne Park Academy, The Rydal Academy and St John's Church of England Academy. Darlington town centre is also within easy reach, providing a wider selection of shops, restaurants, leisure facilities and services. For commuters, Darlington railway station offers excellent connections to regional and national destinations, with further road links available via the A66 and A1(M).

This is a fantastic opportunity to acquire a fully refurbished home where considerable attention has been given to both the interior finish and external presentation. Early viewing is highly recommended to fully appreciate the quality and standard of accommodation on offer.

HALLWAY

LOUNGE
16'01 x 13'07 (4.90m x 4.14m)

DINING AREA
10'10 x 9'5 (3.30m x 2.87m)

KITCHEN
14'10 x 11'05 (4.52m x 3.48m)

W/C
4'6 x 2'11 (1.37m x 0.89m)

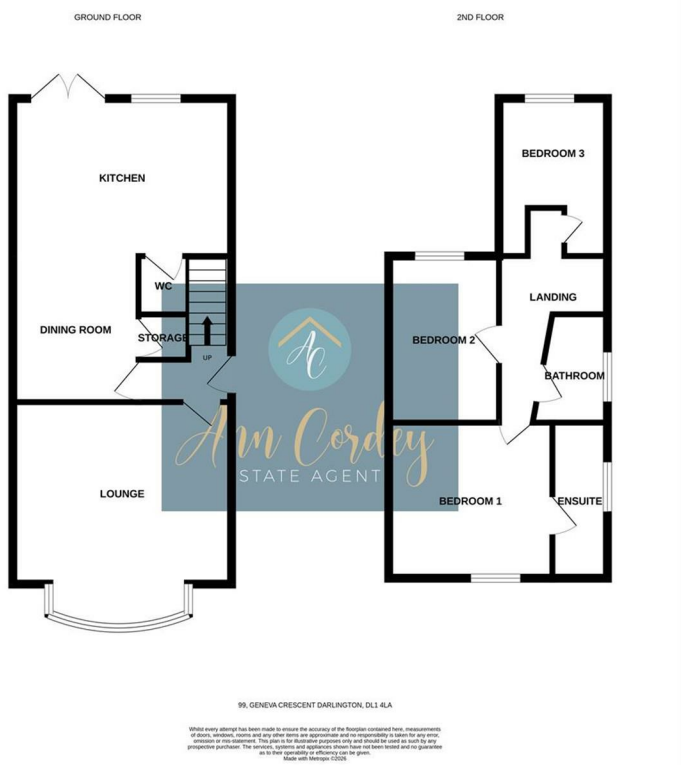
BEDROOM ONE
12'7 x 10'11 (3.84m x 3.33m)

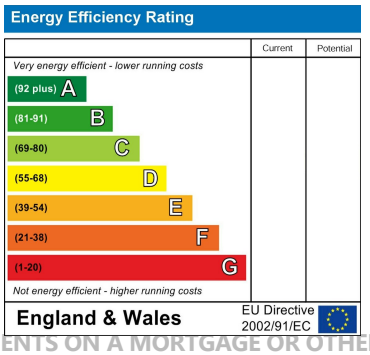
EN SUITE
8'5 x 3'7 (2.57m x 1.09m)

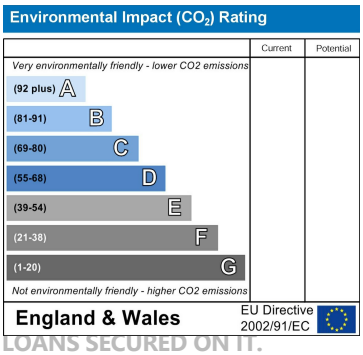
BEDROOM TWO
10'10 x 9'9 (3.30m x 2.97m)

BATHROOM
7'9 x 5'11 (2.36m x 1.80m)

BEDROOM THREE
10'02 x 9'6 (3.10m x 2.90m)







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The Property Ombudsman