



41 THE BYWAY, DARLINGTON, DL1 1EH

£100,000

Occupying a generous plot with a pleasant south-facing rear garden, this two bedroom semi-detached bungalow offers excellent potential and would benefit from some updating and modernisation.

The accommodation briefly comprises an entrance hallway, spacious lounge with bay window and feature fireplace, fitted kitchen, rear lobby, two bedrooms (the principal with fitted wardrobes) and a bathroom/WC.

Externally, there is a low maintenance front garden, driveway providing off street parking, garage (without vehicular access) and a well-established south-facing rear garden with patio area.

The property is conveniently situated close to local shops, amenities and regular bus routes, with Darlington Town Centre just a short drive away offering a wider range of shopping, leisure and transport facilities

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 CO2 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 CO2 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.