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103 MALVERN CRESCENT, DARLINGTON, DL3 9UF

Offers In The Region Of £105,000

Situated in the popular Branksome area of Darlington, and offering generous accommodation, this well presented and, tastefully decorated Three Bedroomed Mid-Terraced Residence is available for sale with no onward chain.

Warmed by Electric Storage Heating, and with the benefit of Double Glazing, the accommodation briefly comprises: Entrance Vestibule leading to the Lounge, the Lounge is a good size and overlooks the front aspect, leads into the Dining Room which is open plan with the Kitchen, there is a Rear Hallway and ground floor wc, with door leading to the rear garden, and staircase leading to the first floor.

To the first floor there is a Landing area with airing cupboard housing the central heating boiler, Two Double Bedrooms, both overlooking the front aspect, with bedroom two having the benefit of built in storage cupboard and access to the loft area, Bathroom, comprising of a white suite and Mira electric over the

LOUNGE
15'10 x 11'05 (4.83m x 3.48m)

DINING ROOM
12'5 x 8'11 (3.78m x 2.72m)

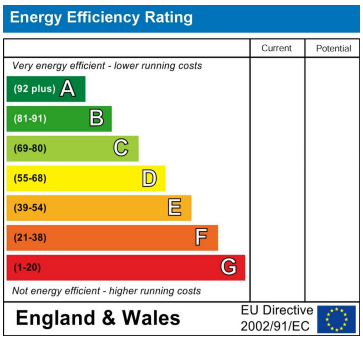
KITCHEN
8'10 x 8'4 (2.69m x 2.54m)

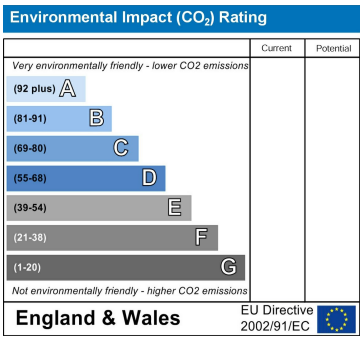
BEDROOM
9'11 x 6'11 (3.02m x 2.11m)

BEDROOM
13'01 x 8'11 (3.99m x 2.72m)

BEDROOM
13'09 x 9'05 (4.19m x 2.87m)

WET ROOM
8'2 x 5'11 (2.49m x 1.80m)





Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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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.

NAEA National Association of Estate Agents
The Property Ombudsman