



## 19 SHILDON STREET, DARLINGTON, DL1 2HS

### Offers In The Region Of £59,950

Situated in the popular Harrowgate Hill area of Darlington and available with no onward chain and offering the potential to improve. This two bedroomed terraced property is deceptively spacious with a large reception room, good sized kitchen diner with handy utility area.

To the first floor the landing area itself is sizeable with large built in cupboard and there are two good sized bedrooms and a wetroom/WC.



The property is fully double glazed and warmed by gas central heating. It would benefit from upgrading and would suit a host of buyers.

TENURE: Freehold  
COUNCIL TAX: A

**RECEPTION HALLWAY**

With staircase to the first floor.

**LOUNGE**

13'3" x 11'11" (4.05 x 3.65)

A sizeable reception room with a window to the front aspect.

**DINING ROOM**

With a window to the rear aspect.

**UTILITY**

7'7" x 5'4" (2.33 x 1.63)

original kitchen with a window to and door to the side. There is a stainless steel sink unit and plumbing for an automatic washing machine.

**FIRST FLOOR**

**LANDING**

Large landing area with built in storage cupboard. The landing leads to both bedrooms and the wet room/WC.

**BEDROOM ONE**

13'4" x 8'9" (4.08 x 2.67)

A generous principal bedroom overlooking the front aspect.

**BEDROOM TWO**

9'9" x 6'7" (2.98 x 2.02)

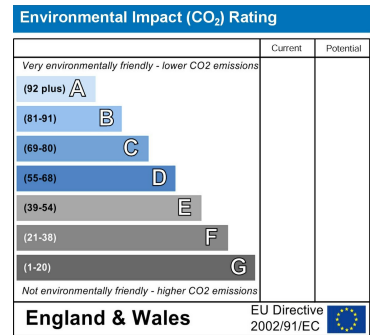
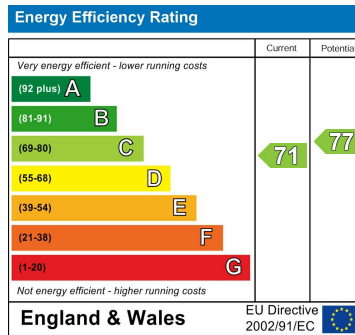
The second bedroom overlooks the rear aspect.

**WET ROOM/WC**

The wet room was adapted for convenience with an electric shower, hand basin and WC.

**EXTERNALLY**

The courtyard to the rear is enclosed by a brick built wall and has an up and over garage door for access.



**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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