



7 NEWLANDS ROAD, DARLINGTON, DL3 9JL

Offers In The Region Of £165,000

Newlands Road presents an exciting opportunity to acquire a mature three-bedroom semi-detached home, now available with vacant possession and no onward chain.

The property has been a much-loved home and offers great potential for modernisation, allowing any buyer to put their own stamp on it. Inside, you'll find two spacious reception rooms, a good-sized kitchen, three well-proportioned bedrooms, and a Bathroom/WC.

Externally, the property enjoys pleasant gardens to the front and rear, along with a driveway and single garage for off-street parking.



LOUNGE

12'02 x 13'10 (3.71m x 4.22m)

DINING ROOM

11'06 x 14'00 (3.51m x 4.27m)

KITCHEN

13'05 x 7'03 (4.09m x 2.21m)

BEDROOM ONE

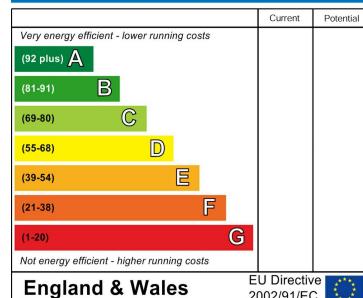
13'05 x 11'03 (4.09m x 3.43m)

BEDROOM TWO

11'07 x 11'04 (3.53m x 3.45m)

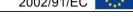
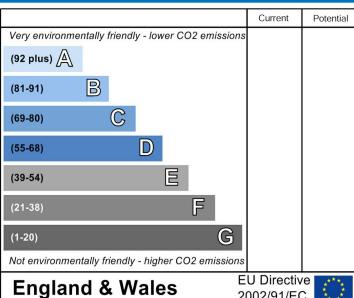
BEDROOM THREE

10'09 x 7'02 (3.28m x 2.18m)

Energy Efficiency Rating

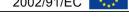
England & Wales

EU Directive 2002/91/EC

**Environmental Impact (CO₂) Rating**

England & Wales

EU Directive 2002/91/EC



GROUND FLOOR

1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows and any other items are approximate and not guaranteed. There may be some very minor omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The vendor and agent accept no responsibility for any errors or omissions and no guarantee is given as to the accuracy of the floorplan or any measurements given.

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