



** BEAUTIFULLY PRESENTED TWO BED TERRACE ** ** SPACIOUS ACCOMMODATION **
** IDEAL FIRST TIME BUY or INVESTMENT OPPORTUNITY ** ** NO ONWARD CHAIN **
** POPULAR HARROWGATE HILL AREA **

We have no hesitation in recommending an internal viewing to fully appreciate this well cared for and maintained two bedroom property located within easy reach of local shops, amenities and schooling.

The home is in excellent decorative throughout, benefits from uPVC double glazing and gas central heating via a Worcester combi boiler. There is spacious, yet manageable, accommodation which will appeal and suit the needs of a variety of buyers.

GROUND FLOOR

A useful entrance vestibule leading to an excellent sized lounge, perfect for entertaining family and friends. There is an attractive traditional brick fireplace, open archway with stairs to the first floor and pleasant open archway to a useful under stairs storage area. The lounge runs through to a well appointed kitchen providing a good range of wall and base units with laminate work surfaces incorporating a sink unit with mixer tap, gas cooker point and useful utility area with plumbing for an automatic washing machine and space for a fridge/freezer.

FIRST FLOOR

A hatch allowing loft access, two well appointed bedrooms, the master of particular size and a bathroom with well equipped white suite comprising panelled bath with overhead shower, wash hand basin, w.c. and cupboard housing the Worcester combi boiler.

EXTERNALLY

A pleasant enclosed yard to the rear with an outside water tap and store.

Locomotive Street, Darlington, DL1 2QF
2 Bed - House - Terraced
Offers In The Region Of £75,000

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ENTRANCE VESTIBULE

LOUNGE

15'8x12'8 max (4.78mx3.86m max)

KITCHEN

9'5x7'3 (2.87mx2.21m)

UTILITY AREA

6'1x3' (1.85mx0.91m)

FIRST FLOOR LANDING

BEDROOM

8'7x12'2 (2.62mx3.71m)

into wardrobe space 16'3

BEDROOM

6'x9'6 (1.83mx2.90m)

BATHROOM/W.C.

9'3x7'4 (2.82mx2.24m)

FRONT EXTERNAL

REAR YARD



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Property Auctions

Lettings and Management

Strategic Marketing Plan

Dedicated Property Manager

Locomotive Street

Approximate Gross Internal Area

659 sq ft - 61 sq m



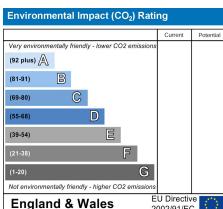
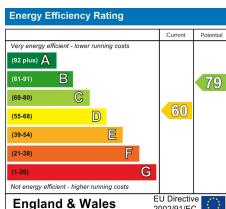
GROUND FLOOR

FIRST FLOOR

SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY

All measurements walls, doors, windows, fittings and appliances, their sizes and locations, are approximate only. They cannot be regarded as being a representation by the seller, nor their agent.

Produced by Potterplans Ltd. 2021



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