** SEMI DETACHED ** ** OFF STREET PARKING** ** FAVERDALE **
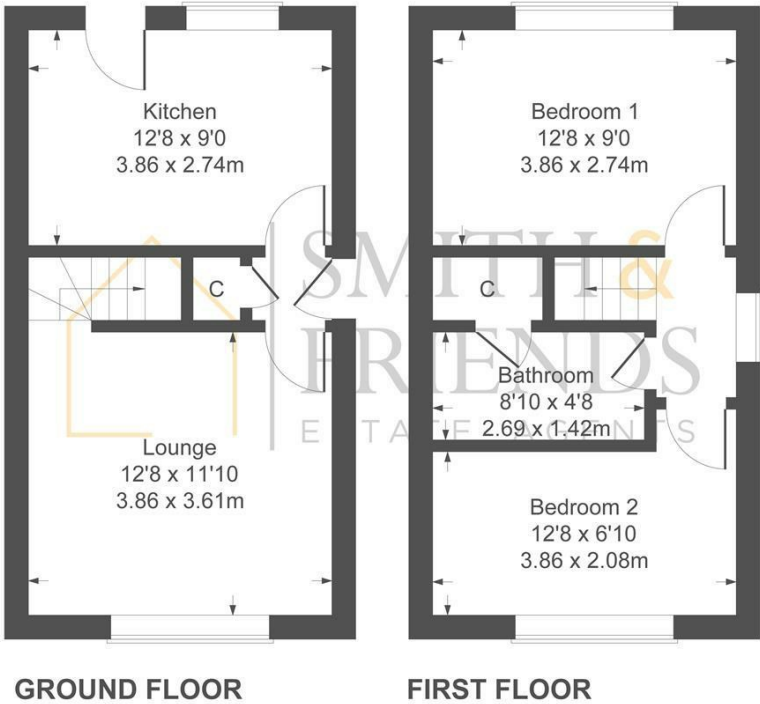**** GAS CENTRAL HEATING ** ** DOUBLE GLAZING ****

We bring to the market this spacious two bedroom semi detached property located in the desirable area of Faverdale with just a quick walk from West Park Village including shops, amenities, schooling, bus routes and quick access links to the A1(M). We believe a property of this nature will have high demand and so we recommend a viewing to fully appreciate what this home has to offer. The property benefits from gas central heating, double glazing, off street parking and front and rear gardens, it has recently undergone an extensive programme of redecoration including stunning modern kitchen and bathroom.

Council tax Band: C EPC Band: C
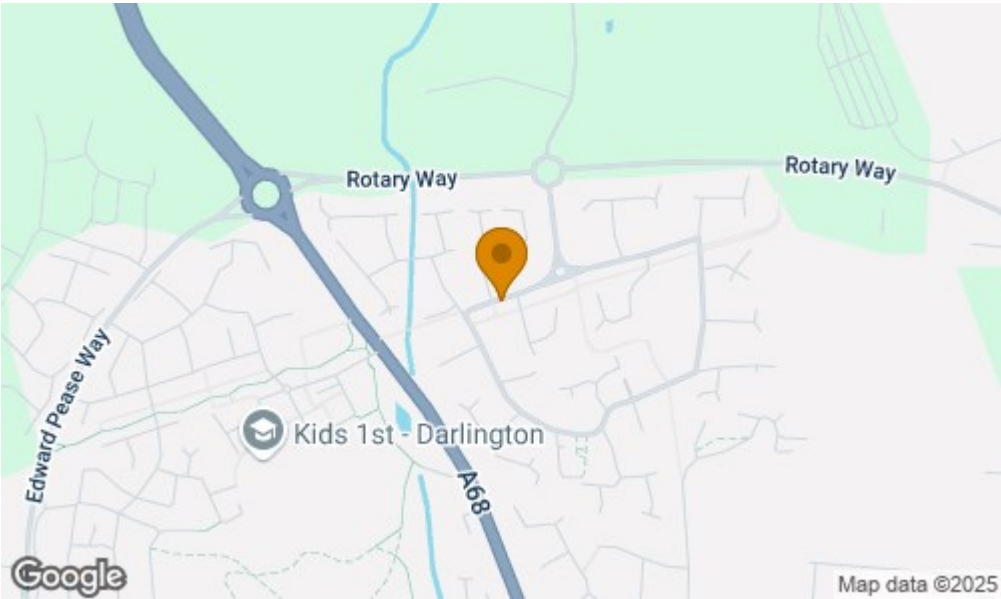To arrange a viewing please contact Smith & Friends - 01325 484440

Alverton Drive, Darlington, DL3 0GA
2 Bedroom - House - Semi-Detached
£145,000
EPC Rating: C
Tenure: Freehold
Council Tax Band: C

SMITH & FRIENDS
ESTATE AGENTS

Alverton Drive

Approximate Gross Internal Area
620 sq ft - 58 sq m

Kitchen
12'8 x 9'0
3.86 x 2.74m

Bedroom 1
12'8 x 9'0
3.86 x 2.74m

C

C

Bathroom
8'10 x 4'8
2.69 x 1.42m

Lounge
12'8 x 11'10
3.86 x 3.61m

Bedroom 2
12'8 x 6'10
3.86 x 2.08m

GROUND FLOOR

FIRST FLOOR

Not to Scale. Produced by The Plan Portal 2025
For Illustrative Purposes Only.

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		88
(69-80) C	70	
(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