



Peabody Street, Darlington

A great property for a first time buyer or family but also bound to be of interest to investors, this is a beautifully refurbished property presented with fresh modern decor throughout and well laid out for the needs of family life.

The property comprises an entrance lobby area leading through to the lounge which benefits from a large picture window to the front and a feature fireplace.

The kitchen has been fully refitted to include a range of wall and base units, oven hob and extractor and a rear exit door to the yard.

The well fitted bathroom with its modern white suite and shower over the bath completes the downstairs accommodation.

Stairs off the lounge lead to the first floor where there are two bedrooms - the master a generous double and the rear a single - both served by a useful upstairs WC/cloakroom

The rear yard is fully enclosed with access to the rear service lane, whilst there is on street parking to the front of the property.

Offers in the region of £65,000

A great property for a first time buyer or family but also bound to be of interest to investors, Having recently benefitted from a new damp proof course, this is a lovely property presented with fresh modern decor throughout and well laid out for the needs of family life.

The property comprises an entrance lobby area leading through to the lounge which benefits from a large picture window to the front and a feature fireplace.

The kitchen has a range of wall and base units, oven hob and extractor and a rear exit door to the yard. The well fitted bathroom with its modern white suite and shower over the bath completes the downstairs accommodation.

Stairs off the lounge lead to the first floor where there are two bedrooms - the master a generous double and the rear a single - both served by a useful upstairs WC/cloakroom

The rear yard is fully enclosed with access to the rear service lane, whilst there is on street parking to the front of the property.

Entrance Lobby

Double glazed entrance door through to lounge



Lounge 16'6" x 12'11"

Double glazed window, wall mounted radiator, feature fireplace, carpet



Kitchen 8'9" x 11'0"

Recently installed fitted kitchen with oven, hob and extractor, stainless steel sink, tiled floor, window and door to the rear yard



Bathroom

Double glazed window to the rear, radiator, bath with shower over, basin, low level wc radiator and cupboard housing gas boiler



Enclosed rear yard with access to the rear service lane



Landing

Double glazed window, radiator, doors to bedrooms 1 and 2 and upstairs wc

WC / Cloakroom

Window to rear, low level wc and wash hand basin



Bedroom 1 10'9" x 13'0"

Double glazed window to the front, radiator, carpet

Bedroom 2 9'9" x 5'5"

Double glazed window, radiator, carpet

Rear yard