



Welcome to Broadway South, Darlington.
Take a look at this charming semi-detached house with nothing that you need to do but move straight in, put the kettle on, and enjoy your new home. Built in 1960, the property is beautifully presented and meticulously maintained, it is an absolute credit to the current owners and looking forward to meeting it's potential new family.

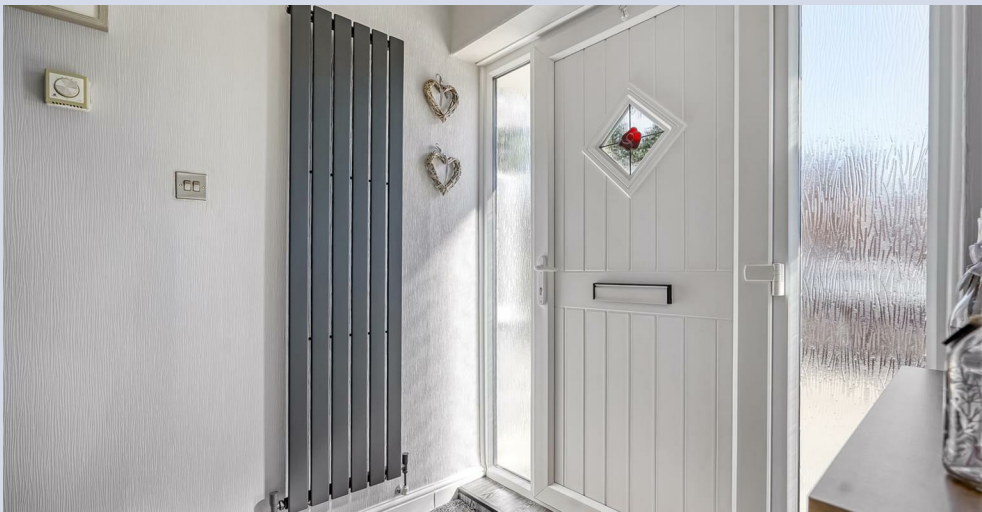
The house boasts two inviting reception rooms, with three well-proportioned bedrooms, making it ideal for families or those seeking extra space for guests or a home office. The single bathroom is conveniently located, catering to the needs of the household.

One of the standout features of this property is the superb private rear garden, offering a tranquil outdoor space for gardening, play, or simply unwinding after a long day. The garden is perfect for hosting summer barbecues and watching the kids play.

Parking is a breeze with off-street parking available for multiple vehicles, making it easy for you and your guests to come and go without the hassle of searching for a space.

This delightful home is not only a wonderful place to live but also a fantastic opportunity for those looking to settle in a friendly community. With its excellent presentation and prime location, this property is sure to attract interest. Don't miss your chance to make it your own!

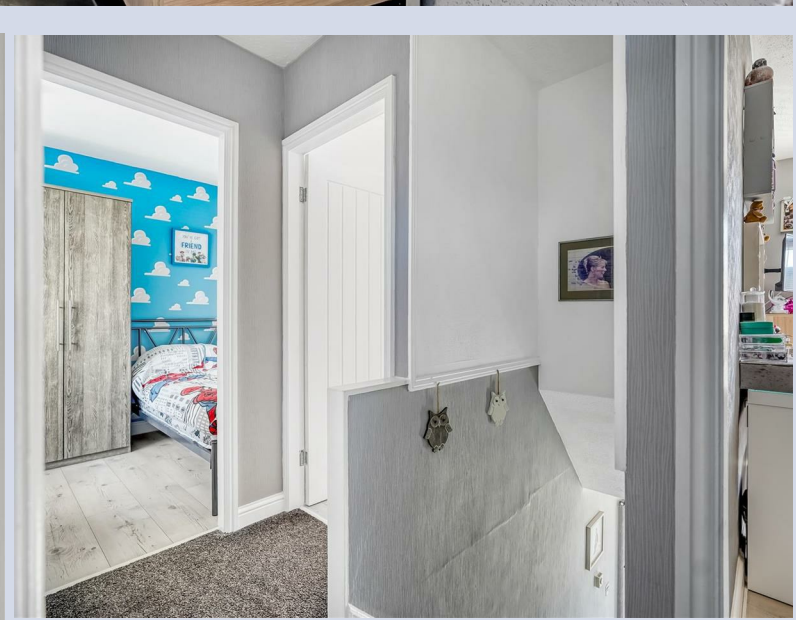
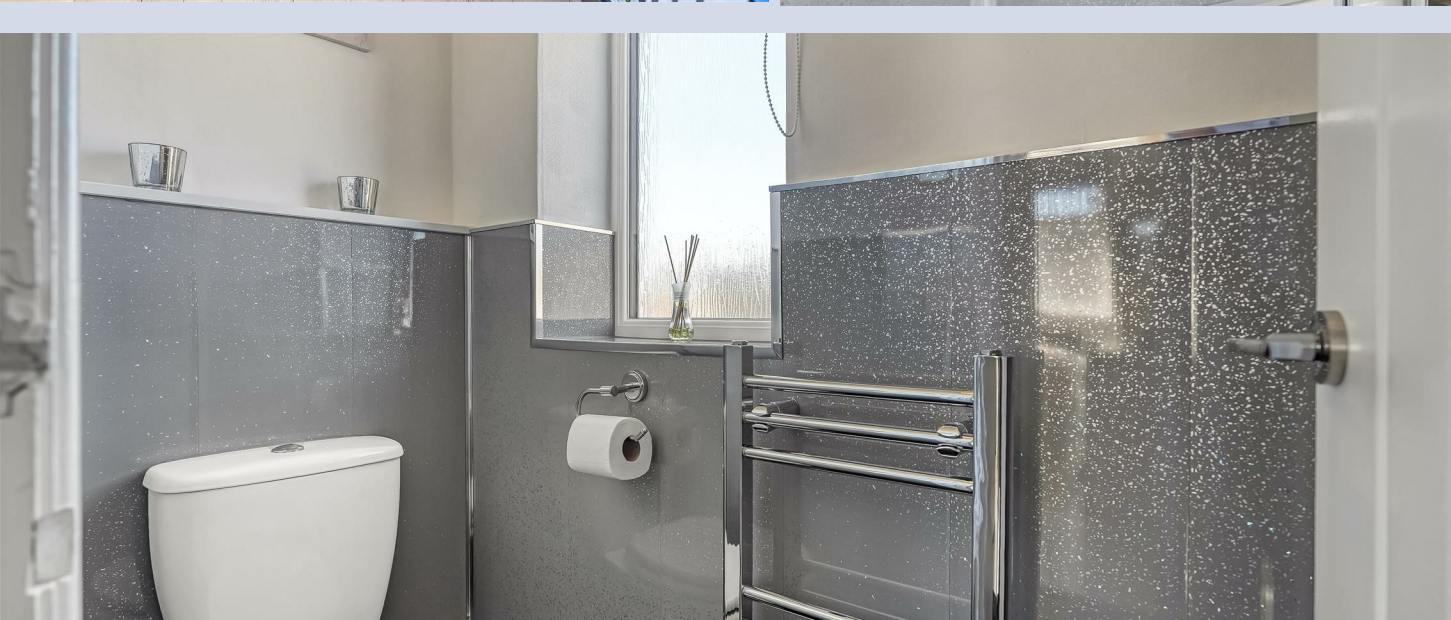




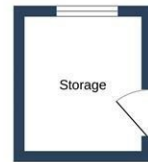
- Beautiful, well maintained and presented semi detached property
- Family bathroom to first floor
- Off street parking for multiple vehicles
- 3 Bedrooms, 2 reception rooms
- Modern features throughout
- Superb, private family garden to rear

GENERAL INFORMATION:
 Tenure: Freehold
 Services: Gas central heating, mains electric, water and drainage.
 Double glazing
 Local Authority: Darlington Borough Council (Tax Banding A)









THE BROADWAY SOUTH, DARLINGTON. DL1 1DB.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
82-91 A		85
69-81 B		
55-68 C	70	
45-54 D		
35-44 E		
25-34 F		
15-24 G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

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