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Appleby Close
Darlington, DL1 4AJ
Price £91,000

Apartment
2 Bedroom/s
1 Bathroom/s

Welcome to this stylish ground floor apartment located on Appleby Close in the charming town of Darlington. This purpose-built residence is perfect for those seeking a modern living space that is ready to move into.

The apartment benefits from hallway with useful storage cupboards, the re-fitted kitchen including integrated appliances, is open to the living room creating a warm and inviting atmosphere ideal for entertaining. There are two good-sized bedrooms, and a versatile dressing room which could also be used as a study area. The modern bathroom features a bath with overhead shower.

The property features an intercom entry system, ensuring both security and ease of access. An allocated parking bay is also included.

Situated within walking distance to the train station, this apartment is perfectly positioned for commuters and those who enjoy the convenience of local amenities. Whether you are a first-time buyer, a couple, or looking to downsize, this delightful apartment offers a wonderful opportunity to enjoy comfortable living in a desirable location. Don't miss the chance to make this lovely property your new home.





- No onward chain
- Suited to a variety of buyers
- Refitted kitchen with appliances
- Gas central heating & double glazing
- Ground floor stylish two bedroomed apartment plus dressing room/study
- Minutes walking distance to the train station
- Allocated parking bay
- Internal viewing will impress

TENURE

The property is leasehold held on a 125 year lease dating from 2004
Ground Rent: £125.00 per annum
Service Charge: £1,862 per annum

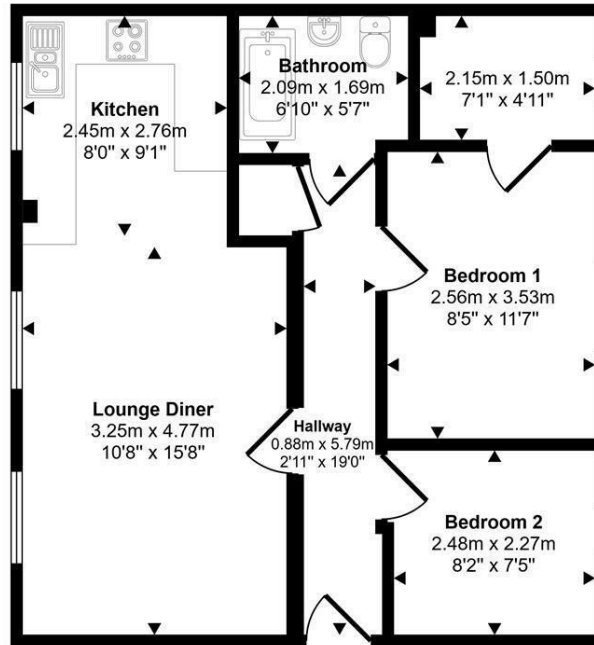
GENERAL INFORMATION:

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

Buyers Identification Checks

Should a purchaser(s) have an offer accepted on a property marketed by Carver Residential they will need to undertake an identification check. This is done to meet our obligation under Anti Money Laundering Regulations (AML) and is a legal requirement. We use a specialist third party service to verify your identity, this is not a credit check and will have no effect on credit history. The cost of these checks is £36 inc. VAT per buyer, which is paid in advance, when an offer is agreed and prior to a sales memorandum being issued. This charge is non-refundable.

Approx Gross Internal Area
54 sq m / 578 sq ft



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

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

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MAB 6202



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