



Kendrew Close Newton Aycliffe, DL5 4JB

Offers in the region of £139,950

House - Semi-Detached 3 Bedroom/s 2 Bathroom/s Occupying a lovely position, not overlooked to the front, and situated within walking distance of a number of schools, Tesco and Newton Aycliffe Town Centre, this SEMI-DETACHED property with SINGLE GARAGE is offered for sale with NO ONWARD CHAIN and would suit the needs of a variety of buyers. Upon entering, you are welcomed by a spacious entrance hallway that leads to a living room, perfect for relaxation. Adjacent to this is a separate dining room, providing an excellent space for entertaining family and friends. The fitted kitchen is both functional and inviting, while a useful ground-floor wet room/WC adds to the practicality of the home. The first floor boasts three well-proportioned bedrooms, each offering ample space for rest and personalisation. A modern shower room/WC completes the upper level, catering to the needs of a growing family. Set on a corner plot, the property features delightful gardens to the front and side, providing a lovely outdoor space for children to play or for hosting summer gatherings. There is also a single garage in a nearby block situated on Bousfield Crescent.













## **Agents Notes**

Tenure:- Freehold

Mains gas, (central heating to radiators), electricity & drainage

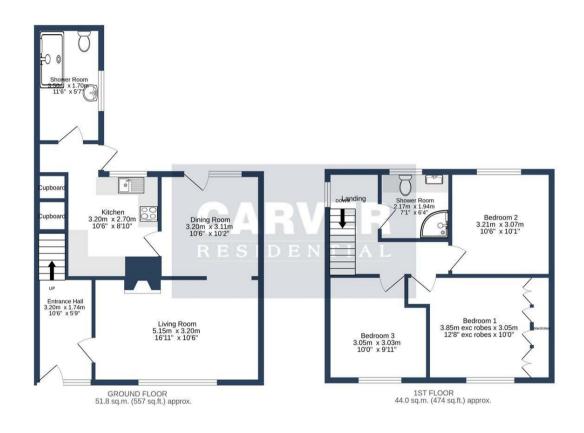
uPVC double glazing throughout

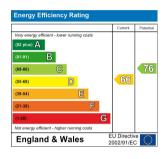
Council Tax:- Band B

Local Authority:- Durham County Council

## **Buyer(s) 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.





TOTAL FLOOR AREA: 95.8 sq.m. (1031 sq.ft.) approx.

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