

# 2 Bed Flat

Darlington, United Kingdom

## £90,000



2 Bedrooms



2.0 Bathrooms



Flat

# Property Description

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Originally constructed by Taylor Wimpey, this excellent first floor apartment sits within a modern block offering light and bright living accommodation.

The apartment offers open plan living with the kitchen and dining area integrated into one yet feeling cosy and compact. Perfect for those looking to downsize without compromise.

Walk down the hallway where you will find two bedrooms, one with an ensuite and the family bathroom.

Location is everything with this property, hair salons, dentists, doctors and shopping facilities can be found within the local area. Conveniently situated within easy access to the A66 providing a short trip to Yarm, Middlesbrough and other City Centres.

Whether you're a first-time buyer, landlord, or simply need a pied-a-terre in the town, this lovely flat makes an ideal purchase.

Call now to arrange a viewing.

Please note that some of the images have been digitally staged to show what is possible with the space. These images are for marketing purposes only and we recommend that the property is viewed in person.

Council Tax Band: B (Darlington Borough Council)

Tenure: Leasehold (150 years)

Ground Rent: £75 per year

Service Charge: £780 per year

## **Entrance hall**

Door to first floor landing,  
Entryphone,  
Electric wall heater,  
Boiler cupboard,  
storage unit with consumer unit,  
Carpet flooring,  
Doors to all rooms,

## **Living room** w: 4.21m x l: 3.25m (w: 13' 10" x l: 10' 8")

Double glazed window to front,  
Electric wall heater,  
Carpet flooring,

## **Kitchen** w: 2.02m x l: 2.97m (w: 6' 8" x l: 9' 9")

Vinyl flooring,  
Wall and base units,  
1.5 bowl stainless steel sink,  
Laminate worktops,  
Part tiled,  
Cooker hood,  
integrated washing machine,  
Electric oven,  
Electric hob,

## **Bedroom 1** w: 3.04m x l: 3.26m (w: 10' x l: 10' 8")

Double glazed window to front,  
Carpet flooring,

Electric wall heater,

### **En-suite**

Shower cubicle,

WC,

Wash hand basin,

Vinyl flooring,

Heated towel rail,

### **Bedroom 2** w: 3.04m x l: 2.2m (w: 10' x l: 7' 3")

Double glazed window to front,

Carpet flooring,

Electric wall heater,

### **Bathroom**

WC,

Wash hand basin,

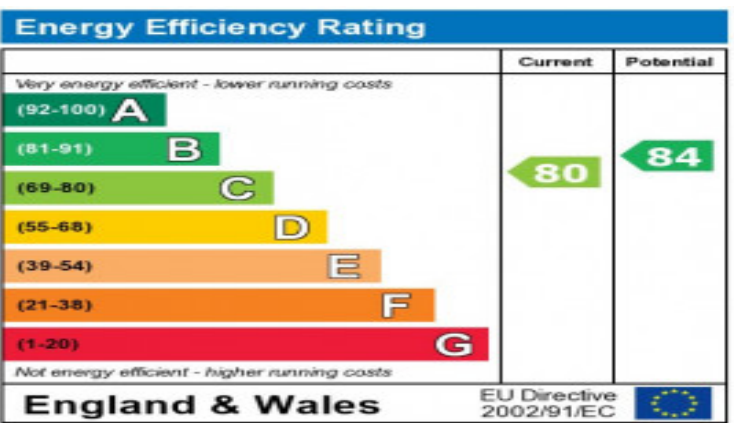
Vinyl flooring

Part tiled,

Heated Towel rail,

# Photo Gallery





The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

# Property Details

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- **Property Type:** Flat
- **Location:** Darlington, United Kingdom
- **Price:** £90,000
- **Bedrooms:** 2
- **Bathrooms:** 2.0

# Property Features

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- Off-street parking
- Popular Area
- Ideal for Investors
- Great for First Time Buyers
- Close to station and amenities
- Close to park