



12 Escomb Road, Bishop Auckland, DL14 6AB

£74,950

We are pleased to offer to the market this two bedroom mid-terraced property in Bishop Auckland close to local schools and shops and within walking distance of the Town Centre with good bus links to surrounding towns and villages. The property has been well maintained by the present owners and benefits from gas central heating, double glazing, separate lounge and dining room, fitted kitchen, modern white bathroom suite, two good size bedrooms both with fitted wardrobe storage and enclosed rear courtyard with double access gates for off road parking. available with no upward chain we would recommend an early viewing.

Ground Floor

Entrance Hall

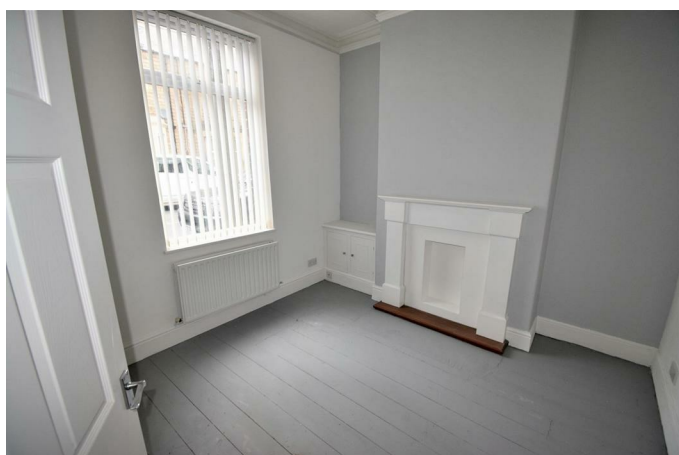
Has central heating radiator.

Dining Room 12'8 x 14'7 (3.86m x 4.45m)



Has coved ceiling, built in storage, feature fireplace and central heating radiator.

Lounge 10'7 x 10'3 (3.23m x 3.12m)



Has coved ceiling, feature fireplace and central heating radiator.

Kitchen 4'9 x 10'6 (1.45m x 3.20m)



Has a range of fitted wall and base units, laminate work surfaces, tiled splash backs, glass cooker

splashback, inset stainless steel sink unit with hot and cold taps, plumbing for automatic washing machine, wall mounted combination gas boiler, central heating radiator, laminate flooring and UPVC entrance door leading out onto rear courtyard.

First Floor

Bedroom 1 14'6 x 10'10 (4.42m x 3.30m)



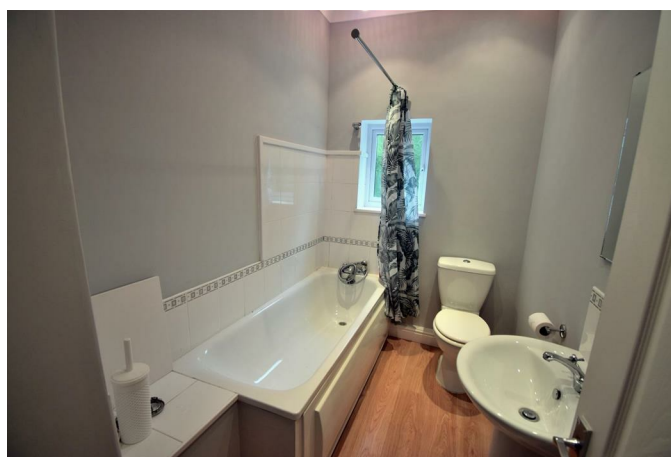
Has coved ceiling, fitted wardrobe storage and central heating radiator.

Bedroom 2 8'9 x 12'7 (2.67m x 3.84m)



Has coved ceiling, fitted wardrobe storage and central heating radiator.

Bathroom WC



Has white suite comprising: panel bath with mixer shower tap, hand wash basin, WC, part tiled walls, laminate flooring, coved ceiling and central heating radiator.

Exterior

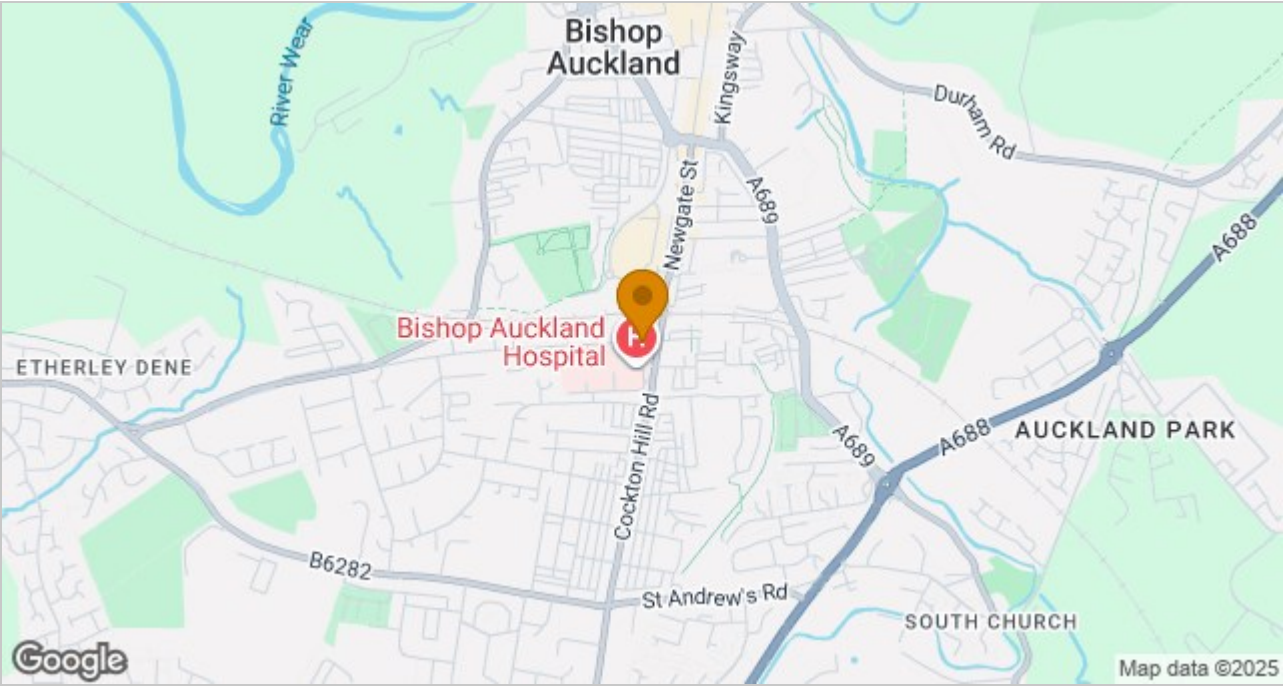


Has double access gates leading to enclosed rear courtyard.

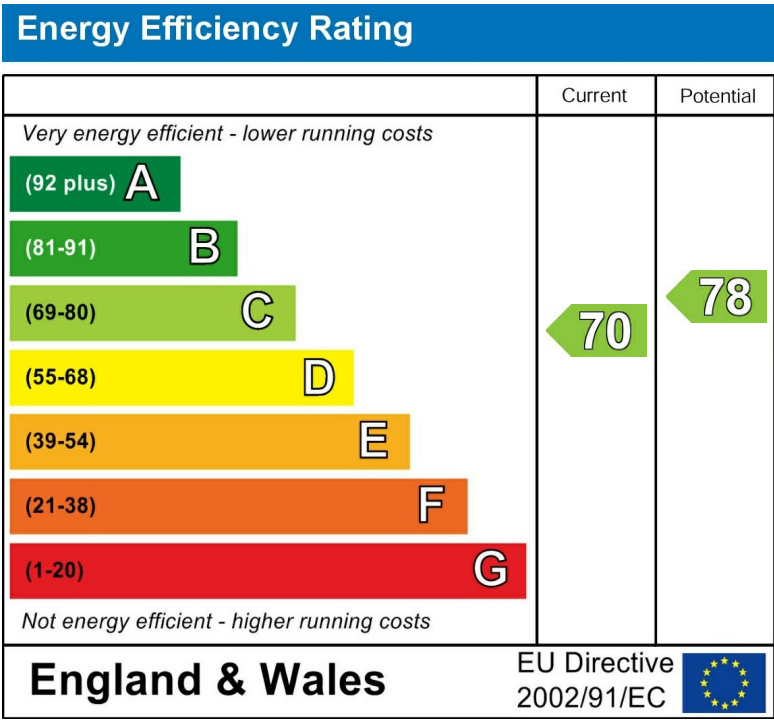
Disclaimer

N.B. WE HAVE NOT TESTED ANY APPLIANCES OR SYSTEMS AT THE PROPERTY. IF IN DOUBT, PURCHASERS SHOULD SEEK PROFESSIONAL ADVICE. THE MEASUREMENTS PROVIDED WITHIN THE DETAILS ARE FOR GUIDANCE PURPOSES ONLY. IF MORE ACCURATE MEASUREMENTS ARE NEEDED, THEN THE PURCHASERS SHOULD TAKE SUCH MEASUREMENTS THEMSELVES. THESE DETAILS INCLUDING PHOTOGRAPHY WERE PREPARED BY PETER CLARK PROPERTY SERVICES IN ACCORDANCE WITH THE SELLERS INSTRUCTIONS. THE ACCURACY OF THESE PARTICULARS CANNOT BE GUARANTEED AND ANY PURCHASERS SHOULD SATISFY THEMSELVES BY INSPECTING OR OTHERWISE TO THE CORRECTNESS OF STATEMENTS CONTAINED IN THESE PARTICULARS. THESE PARTICULARS DO NOT CONSTITUTE ANY PART OF AN OFFER OR CONTRACT.

Area Map



Energy Efficiency Graph



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