



11 Salters Lane South, Darlington Offers Over £140,000

Welcome to this charming family home occupying a most pleasing position on Salters Lane South in Darlington. This delightful property in brief is comprised of an entrance porch way, a welcoming entrance hallway, a living room, dining room, conservatory, kitchen, three bedrooms and a shower room..

The property's classic design provides a wonderful canvas for you to add your own touch and create the home of your dreams.

Situated in a desirable location, this house is ideal for those seeking a peaceful neighbourhood with convenient access to local amenities. Whether you're looking to settle down or invest in a property with character, this home is a fantastic opportunity for anyone looking to make a house their own.

Don't miss out on the chance to transform this house into a warm and inviting sanctuary for you and your family. Embrace the potential of this property and envision the possibilities that await you in this lovely Darlington home.



11 Salters Lane South, Darlington

General Remarks

Offered For Sale with NO ONWARD CHAIN

A fantastic opportunity has arisen to acquire a three bed roomed semi detached residence occupying a most pleasing position on Salters Lane South in Darlington.

In need of some general updating

Gas fired central heating

We welcome viewings at the earliest opportunity to avoid disappointment

Location

The property occupies an extremely pleasing position on Salters Lane South within the ever popular Springfield area of Darlington. Situated within close proximity to a good range of local amenities including a supermarket, pharmacy and first class local schools. There is a good local bus service into Darlington town centre where you will find a wider range of amenities. The property is extremely well situated for the A167, the A1M and the A66 providing excellent commuter access for travel to the business and commercial centres throughout the region.

Entrance Porch Way

The property is entered through a UPVC double glazed door leading into an entrance porch way.

Entrance Hallway

A welcoming entrance hallway, tastefully decorated in neutral tones. Warmed by a central heating radiator and benefiting from an under stairs cupboard providing useful storage.

Living Room

15'11" x 9'10"

The living room is situated to the front elevation of the property. Warmed by two central heating radiators, decorated in neutral tones incorporating a feature wall and benefiting from a beamed ceiling, double glazed windows to the front and side elevations and a stone feature fireplace with an electric fire.

Dining Room

15'11" x 10'11"

The dual aspect dining room is warmed by a central heating radiator, is tastefully decorated in neutral tones incorporating a feature wall and benefits from an art deco fire place, a UPVC double glazed window overlooking the front elevation of the property and UPVC double glazed French doors which lead out to the rear garden.

Conservatory

8'11" x 7'10"

The conservatory offers fine views overlooking both the side and rear elevations of the property and benefits from vinyl flooring.

Kitchen

10'11" x 9'3"

The kitchen is fitted with a range of wall, floor and drawer units with contrasting worktops incorporating a composite sink and drainer. The kitchen is warmed by a central heating radiator and benefits from double glazed windows to the front side and rear elevations and vinyl flooring. A door leads into the conservatory.

First Floor Landing

A staircase leads to a half landing with a UPVC double glazed window overlooking the rear elevation of the property. A further staircase leads to the first floor landing.

Bedroom One

16'0" x 9'11"

A double bedroom situated to the front elevation of the property. Warmed by a central heating radiator and benefiting from two UPVC double glazed windows.

Bedroom Two

10'10" x 8'7"

With a double glazed window overlooking the front elevation of the property a further double bedroom warmed by a central heating radiator and benefiting from built in wardrobes providing useful storage and an airing cupboard.

Bedroom Three

10'10" x 7'2"

With pleasant views overlooking the rear garden a further bedroom warmed by a central heating radiator and benefiting from a built in cupboard providing useful storage.

Shower Room

5'5" x 5'11"

The shower room has a tiled floor, partially tiled walls and is fitted with a modern suite comprising of a shower cubicle with shower, a wash hand basin inset into a vanity unit and a low level WC.

Externally

Externally to the front of the property there is a garden which is laid to lawn and complimented with a variety of mature plants and shrubs. To the side of the property there is a single garage. To the rear of the property there is a decked patio area which is ideal for outdoor entertaining, and a beautifully presented garden which is laid to lawn and complimented with a variety of mature plants and trees.

