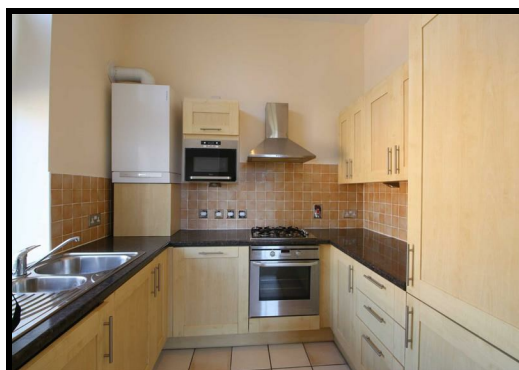




17 Claremont Villas, Darlington Offers In The Region Of £145,000

Offering an abundance of charm and character a truly stunning first floor apartment, situated on an exclusive residential development within the heart of the desirable West End of Darlington. Offered For Sale with no onward chain this charming residence is located within walking distance of Darlington Town Centre where you will find a host of amenities including continental cafe's, bars, restaurants boutiques and leisure facilities. The property is also conveniently located within walking distance of First class local schools including the Federation of Abbey Infant and Junior schools, Hummersknott Academy and Carmel College.

This Victorian building has been renovated and sympathetically converted throughout and benefits from high ceilings and large windows providing natural light. The property is well presented throughout and finished to a high specification in brief this beautiful apartment comprises of a welcoming entrance hallway, a beautifully appointed lounge, a contemporary kitchen with a range of modern wall and floor units, contrasting worktops and integrated appliances, a master bedroom and an adjoining en suite shower room, a further double bedroom and a family bathroom. This property also benefits from an allocated car parking space and an intercom access system.



17 Claremont Villas, Darlington

General Remarks

Offered For Sale with no onward chain
Council tax Band C
Gas fired central heating
Double glazed throughout
Allocated of road car parking
Entry intercom system

Location

Claremont Villas is situated on Trinity Road on a modern residential development in what is considered to be one of Darlington's premier residential West End locations. This stunning residence is superbly positioned within a short walking distance of Darlington's Town centre where you will find a host of amenities including shops, boutiques, restaurants, continental cafe's and leisure facilities. The property is ideally situated for accessing First class local Schools and Colleges to include The Queen Elizabeth Six Form College, Polam Hall School and sixth form, The Federation of Abbey Infant and Junior school, St Augustine's Primary School, Hummersknott Academy and Carmel College. For the commuter the property is well placed for travel to the business and commercial centres throughout the region via the A1M and the A66. Darlington's East Coast Main Line railway provides easy commuting to both Newcastle and York with London Kings Cross accessible within two and a half hours.

Entrance Hallway

A most welcoming entrance hallway which is tastefully decorated in neutral tones and benefiting from beige carpets, a double radiator, an entry intercom system and a cupboard providing useful storage.

Lounge

14'6" x 12'2"

The beautifully appointed lounge is tastefully decorated in neutral tones. The lounge offers an abundance of natural light courtesy of the wood framed double glazed windows to the front and side elevation.

Kitchen

7'3" x 8'2"

The modern contemporary Kitchen has a range of attractive maple wall, floor and drawer units with contrasting black worktops, a stainless steel sink and drainer, plumbing for a washing machine and a number of integrated appliances including a fridge freezer, an electric oven with a gas hob and overhead extractor fan. There is a wood framed double glazed window overlooking the car park.

Bedroom One

13'1" x 8'3"

This double bedroom is well presented and is extremely light and airy courtesy of three wood framed double glazed windows. The master bedroom benefits from a built in wardrobe and an adjoining en suite shower room.

En suite shower room

9'3" x 3'7"

The en suite shower room benefits from a tiled floor, half tiled walls, a low level WC, a wash handbasin inset in to a vanity unit, a shower cubicle with a chrome shower and a chrome towel radiator.

Bedroom Two

8'3" x 12'11"

A further double bedroom which is decorated in neutral tones and benefiting from two wood framed double glazed window's, and a double radiator.

Bathroom

6'7" x 5'6"

The modern family bathroom has a contemporary white suite with a low level WC, a wash hand basin inset in to a vanity unit, a bath and chrome towel radiator.

Externally

Externally the property benefits from a beautifully maintained and immaculately presented courtyard garden and an allocated off road car parking space.

