



Bishopton Lane, Darlington Offers In The Region Of £275,000

Offered For Sale with NO ONWARD CHAIN. A unique and rare opportunity has arisen to acquire a beautifully presented four bed roomed barn conversion which is situated in an enviable position within the highly desirable and much sought after picturesque Village of Great Burdon on the outskirts of Darlington. Providing a lifestyle to be envied, this delightful property offers an abundance of charm and character and in brief is comprised of a most welcoming entrance hallway, a beautifully appointed open plan living / kitchen / dining room, a principal bedroom with an en suite shower room, three further double bedrooms, a shower room and a bathroom. Externally the property benefits from a low maintenance garden which is ideal for outdoor entertaining. The Village enjoys a tranquil, rural setting. The nearby market town of Darlington is a short drive away and offers a wide variety of amenities. This is a beautiful residence that must be viewed internally to be fully appreciated.



Bishopton Lane, Darlington

General Remarks

Offered For Sale with NO ONWARD CHAIN

An outstanding opportunity has arisen to acquire a four bed roomed barn conversion occupying a most pleasing position in Great Burdon on the outskirts of Darlington.

Beautifully presented throughout

Council Tax band C

We recommend viewings at the earliest opportunity to avoid disappointment.

Location

Burdon Hall occupies a pleasing position on Bishopton Lane in Great Burdon. Great Burdon is an idyllic Village which is situated two and a half miles North East of Darlington's Town centre. The Village boasts a superb Village Green. 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. International air travel is available from both Newcastle and Teesside airports.

Entrance Hallway

A most welcoming entrance hallway warmed by a central heating radiator and tastefully decorated in neutral tones. The hallway benefits from laminated flooring and benefits from an under stairs cupboard with plumbing for an automatic washing machine.

Kitchen / Dining Room/ Living Room

31'5" x 12'1"

The simply stunning and most spacious open plan kitchen / dining / living room is warmed by two central heating radiators and is tastefully decorated in neutral tones. The living / dining room benefits from laminated flooring, windows to the front and rear elevations as well as Velux windows to the front and rear elevations. The kitchen is fitted with a comprehensive range of wall, floor and drawer units with contrasting worktops incorporating a Belfast sink. The kitchen benefits from laminated flooring, an integrated oven with a six ring gas hob and over head extractor hood and a dishwasher.

Bedroom One

15'4" x 11'8"

A double bedroom warmed by a central heating radiator, tastefully decorated in neutral tones and benefiting from laminated flooring, a feature fire place, built in wardrobes providing useful storage and an adjoining en suite shower room. A door leads out to the rear garden.

En Suite Shower Room

The en suite shower room has laminated flooring and is fitted with a modern suite comprising of a shower cubicle with shower, a wash hand basin and a towel radiator.

Bedroom Two

14'7" x 10'4"

A double bedroom warmed by a central heating radiator and benefiting from laminated flooring and windows to the front and rear elevations.

Bedroom Three

8'0" x 12'5"

A double bedroom warmed by a central heating radiator, tastefully decorated in neutral tones and benefiting from windows to the side and rear elevations. A door leads out to the rear garden.

Shower room

7'7" x 8'2"

The shower room has laminated flooring, tiled walls and is fitted with a suite comprising of a shower cubicle with shower, a wash hand basin and a low level WC.

First Floor Landing

A staircase leads to the first floor landing.

Bedroom Four

11'10" x 16'4"

A double bedroom warmed by a central heating radiator, tastefully decorated in neutral tones and benefiting from windows to the side and rear elevations.

Bathroom

The bathroom has laminated flooring, walls panelled in water proof boards and is fitted with a suite comprising of a panelled bath with over head shower, a wash hand basin and a low level WC.

Externally

Externally the property benefits from a low maintenance garden which is ideal for outdoor entertaining.

