



Tudor Court | Darras Hall | NE20

£495,000 Offers Over

This neutrally decorated detached bungalow is positioned on a desirable corner plot within the heart of Darras Hall, offering convenient access to public transport links, nearby schools, and excellent local amenities. The property is presented for sale with the added benefit of no upper chain.

ROOK
MATTHEWS
SAYER



Detached Bungalow

Two Reception Rooms

Dining Kitchen

Three Double Bedrooms

Two Bathrooms

Corner Plot

South West Facing Garden

Detached Double Garage

For any more information regarding the property please contact us today

PROPERTY DESCRIPTION:

The interior features two well-proportioned reception rooms. The main living area is bright, benefitting from three large windows and a fireplace, with double doors seamlessly connecting to the dining room. The dining room itself offers sliding doors that lead out to the patio, providing a perfect space for entertaining or relaxing.

The extended, open-plan kitchen is filled with natural light and includes a dining space and a breakfast area, along with direct access to the rear garden, ensuring the ideal spot for enjoying morning or afternoon sun.

Accommodation comprises three double bedrooms. The master bedroom stands out for its beautiful light and generous size. The second bedroom features built-in wardrobes and is a large double, while the third bedroom also provides double proportions.

There are two bathrooms within the property: a main bathroom complete with a bath, separate shower, and heated towel rail, and an additional shower room for convenience.

There is the added bonus of a boarded loft for storage or future development.

Externally, the property benefits from a double garage, electric gates, and a spacious south west facing garden. The EPC rating is C and the council tax band is F, highlighting its efficient design and desirable locality. This bungalow presents a versatile opportunity for comfortable living in a popular area.

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ROOK
MATTHEWS
SAYER



Reception Room One:
20'01" x 13'11" - 3.10m x 4.24m

Reception Room Two:
14'05" x 13'11" - 4.39m x 4.24m

Kitchen:
20'08" (max) x 20'01" (max) - 6.30m x 6.10m

Bedroom One:
12'11" x 16'08" - 3.94m x 5.08m

Bedroom Two:
12'07" x 13'05" - 3.84m x 4.09m

Bedroom Three:
11'08" x 9'11" - 3.56m x 3.02m

Bathroom:
8'00" x 7'09" - 2.44m x 2.36m

Shower Room:
4'06" x 12'00" - 1.46m x 3.66m

PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Mains Gas

Broadband: Fibre

Mobile Signal Coverage Blackspot: No

Parking: Garage/Driveway

MINING

The North East region is famous for its rich mining heritage and therefore it will be beneficial to conduct a mining search. Confirmation should be sought from a conveyancer as to its effect on the property, if any.

TENURE

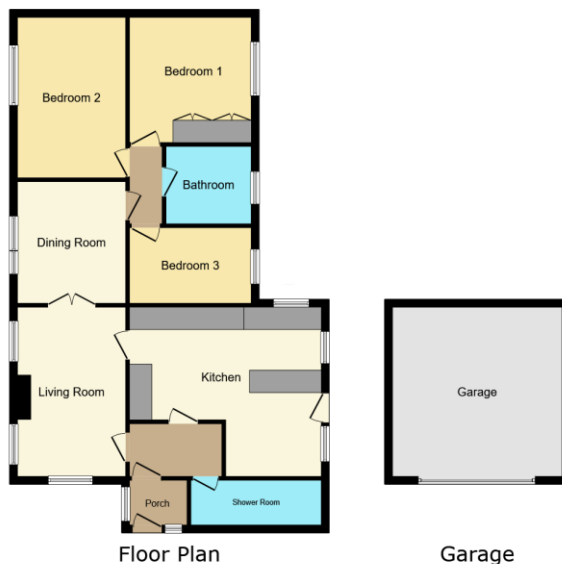
Freehold – It is understood that this property is freehold, but should you decide to proceed with the purchase of this property, the Tenure must be verified by your Legal Adviser

COUNCIL TAX BAND: F

EPC RATING: C

P00007325.SD.SD.02/09/25.V.1





This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C	70 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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Money Laundering Regulations – intending purchasers will be asked to produce original identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. We will also use some of your personal data to carry out electronic identity verification. This is not a credit check and will not affect your credit score.