



Mosswood Cottages | Allensford | DH8

£250,000

Three-bedroom stone-built end terraced cottage with a range of stone outbuildings, generous plot and rural views - perfect for a renovation project.



3



2



1

Stone End Terrace House

Three Bedrooms

Large Gardens

Stone Outbuildings

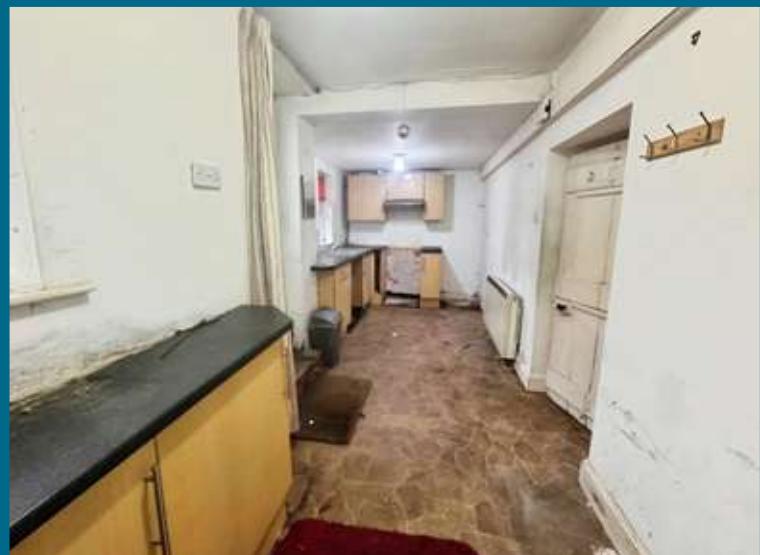
Value Adding Project

Two Reception Rooms

UPVC Double Glazed

No Onward Chain

For any more information regarding the property please contact us today



PROPERTY DESCRIPTION:

Wonderful character stone-built end terraced cottage in a small parade of five, within this desirable hamlet, with long front garden, rear garden and range of stone-built outbuildings which lend themselves to potential further development. (Subject to obtaining relevant consents).

Spectacularly set within rolling countryside with stunning views from most rooms, yet conveniently located just off the A68 giving fast road access to major towns including Newcastle and Darlington.

The property is in need of major improvement but does benefit from UPVC double glazing.

The floor plan comprises, hallway, two separate reception rooms both with feature fireplaces, kitchen, landing, three bedrooms and bathroom with separate toilet.

Externally there is a long front garden adding to its cosmetic appeal, long rear garden which has the outbuildings and wide detached garage.

An interesting refurbishment/development opportunity, offered with no onward chain.

INTERNAL DIMENSIONS

Kitchen: 19'3 max x 7'6 reducing to 5'7 (5.87m x 2.29 x 1.70m)

Reception One: 14'0 max x 8'11 max (4.27m x 2.72m)

Reception Two: 13'0 reducing to 9'9 x 14'0 max (3.96m x 2.97m x 4.27m)

Bedroom One: 14'0 max x 9'0 max (4.27m x 2.74m)

Bedroom Two: 14'0 max x 10'0 max (4.27m x 3.05m)

Bedroom Three: 6'0 max x 13'0 reducing to 9'10 (1.83m x 3.96m)

Bathroom: 7'8 max x 4'9 max (2.34m x 1.45m)

AGENTS NOTE

Plans were drawn up to develop the outbuildings which can be requested - any works would be subject to the usual relevant planning permissions.

PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage: Shared Septic Tank

Heating: Electric

Broadband: Fibre to cabinet

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

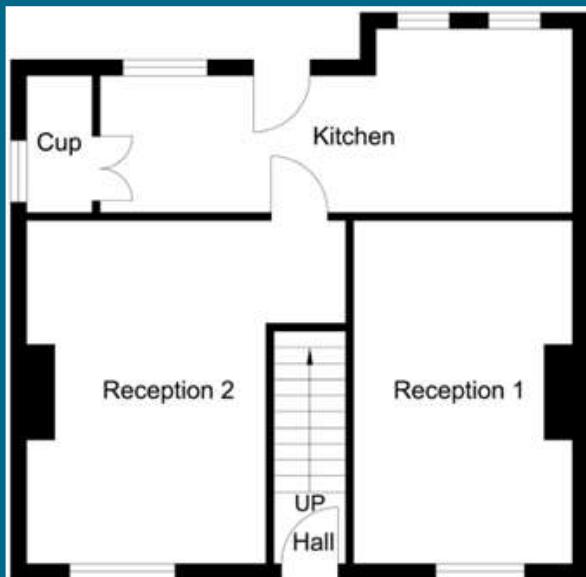
Freehold - It is understood that this property is freehold, but should you decide to proceed with the purchase of this property, the Tenure must be verified by your Legal Adviser

COUNCIL TAX BAND: B

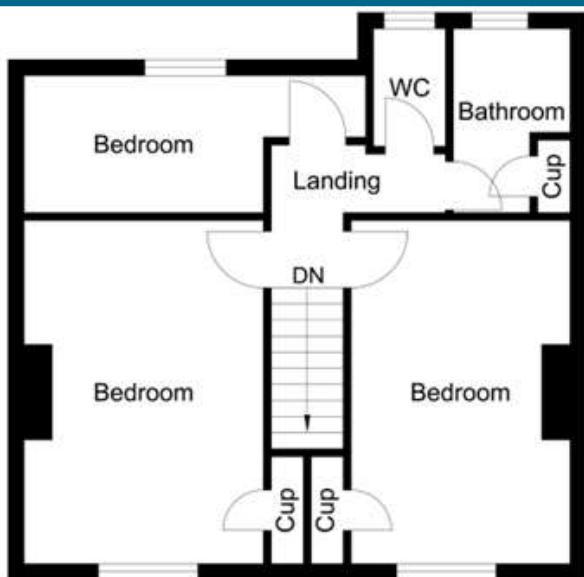
EPC RATING: TBC

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Ground Floor



First Floor

EPC

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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.

