



CARVER
RESIDENTIAL
Sales · Lettings · Property Management

Minster Walk,
Hurworth, Darlington, DL2 2AR

Offers in the region of £280,000

House - Detached
4 Bedroom/s
2 Bathroom/s

An impressive detached house located in the sought-after village of Hurworth-on-Tees just outside of Darlington. This stylish property boasts two reception rooms, four bedrooms (one currently used as a dressing room), en-suite and bathroom, offering ample space for comfortable living. As you step inside, you'll be greeted by the open-plan living accommodation on the ground floor, creating a warm and inviting atmosphere for entertaining guests or relaxing with family. The modern kitchen is perfect for whipping up delicious meals and enjoying culinary delights. One of the highlights of this property is the en-suite off bedroom one, providing a touch of luxury and convenience. With parking available to the front of the property, you'll never have to worry about finding a spot after a long day. Step outside to the south-facing rear garden, a tranquil oasis where you can soak up the sun, enjoy a morning coffee, or host summer barbecues with friends and family. The popular village location offers a sense of community and convenience, with local amenities and schools within easy reach. Don't miss the opportunity to make this delightful property your new home. Book a viewing today.





- SOUTH FACING REAR GARDEN
- MODERNISED KITCHEN
- POPULAR VILLAGE LOCATION

- OPEN PLAN LIVING ACCOMMODATION
- EN-SUITE OFF BEDROOM ONE

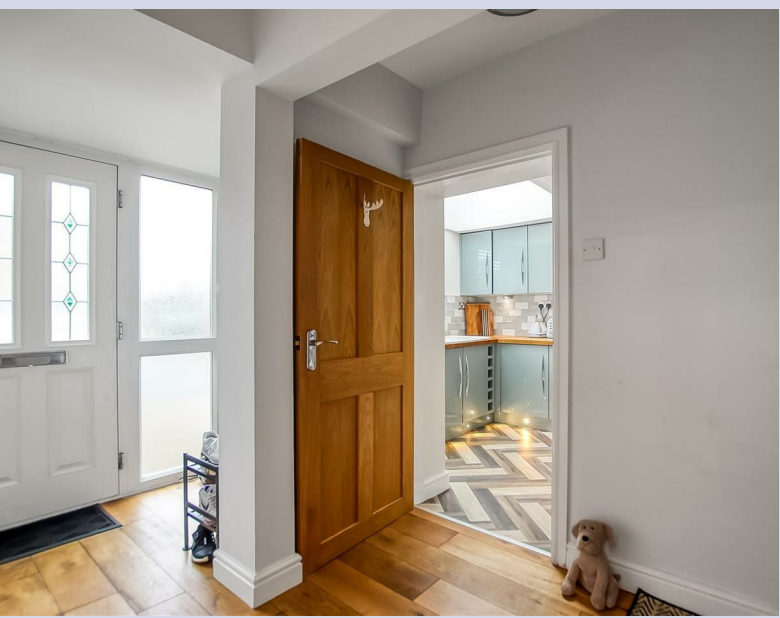
GENERAL INFORMATION:

Tenure: Freehold

Services: Gas central heating (new Combi boiler installed March 2023), mains electric, water and drainage.

Double glazing

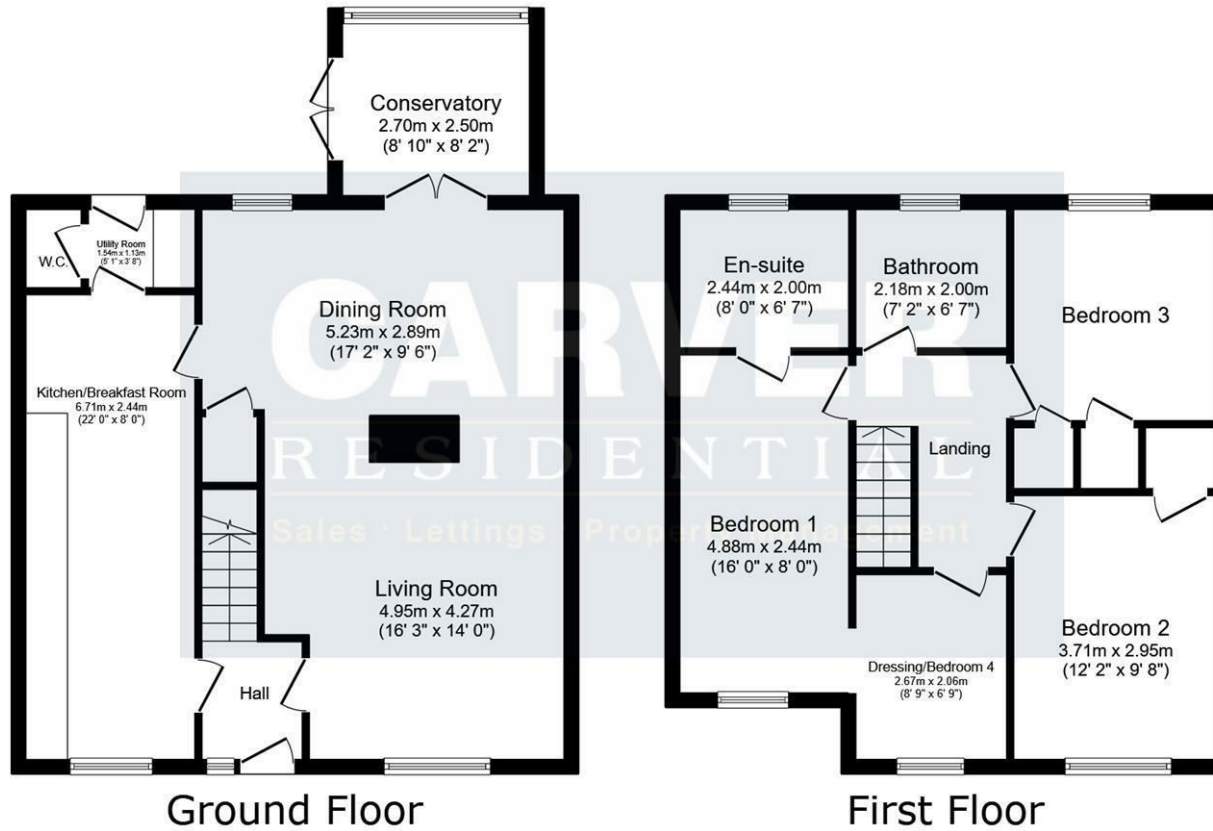
Local Authority: Darlington Borough Council (Tax Banding D)











Energy Efficiency Rating		
Very energy efficient - lower running costs	Current	Potential
81-91 A		82
69-80 B		
55-68 C		68
49-54 D		
35-48 E		
21-34 F		
1-20 G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

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

We can search 1,000s of mortgages for you

It could take just 15 minutes with one of our specialist advisers:
 Call: 01325 380088. Visit: Any of our Offices. Online: www.mortgageadvicebureau.com/carver



Your home may be repossessed if you do not keep up repayments on your mortgage. There will be a fee for mortgage advice. The actual amount you pay will depend upon your circumstances. The fee is up to 1% but a typical fee is 0.3% of the amount borrowed

MAB 6202



These particulars do not constitute any part of an offer or contract. None of the statements contained in these particulars are to be relied on as statements or representations of fact and any intending purchaser must satisfy himself by inspection or otherwise to the correctness of each of the statements contained in these particulars. The vendor does not make or give, and neither Nick & Gordon Carver Residential or Commercial, Nick & Gordon Carver, nor any person in their employment has any authority to make or give any representation or warranty whatever in relation to this property



14 Duke Street, Darlington
 County Durham, DL3 7AA
 Tel: 01325 357807
sales@carvergroup.co.uk

26 Market Place, Richmond
 North Yorkshire, DL10 4QG
 Tel: 01748 825317
richmond@carvergroup.co.uk

43 Dalton Way, Newton Aycliffe
 County Durham, DL5 4DJ
 Tel: 01325 320676
aycliffe@carvergroup.co.uk

219 High Street, Northallerton
 North Yorkshire, DL7 8LW
 Tel: 01609 777710
northallerton@carvergroup.co.uk