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Malvern Way
Greenfields, Newton Aycliffe, DL5 7PR

Offers in the region of £127,500

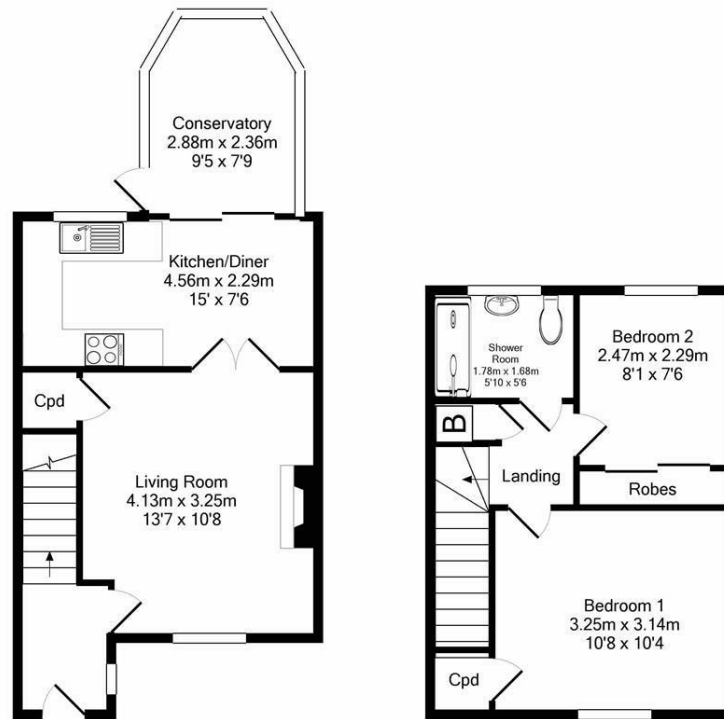
House - Semi-Detached
2 Bedroom/s
1 Bathroom/s

Pleasantly situated within a CUL-DE-SAC this 2 bedroom SEMI-DETACHED property features a fitted kitchen/dining room, conservatory, recently installed gas central heating boiler and bathroom/WC with contemporary white suite. Externally there is a driveway and sizeable enclosed garden to the rear.





- 2 bedroom semi-detached property
- Conservatory
- Replacement gas central heating boiler, (July 2023)
- Sizeable enclosed rear garden
- Popular Greenfields development
- Fitted kitchen/dining room
- Bathroom/WC with modern contemporary white suite
- Driveway
- Cul-de-sac



GROUND FLOOR
APPROX. FLOOR
AREA 37.7 SQ.M.
(405 SQ.FT.)

1ST FLOOR
APPROX. FLOOR
AREA 29.4 SQ.M.
(316 SQ.FT.)

MALVERN WAY, NEWTON AYCLIFFE. DL5 7PR.
TOTAL APPROX. FLOOR AREA 67.0 SQ.M. (722 SQ.FT.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			86
(81-91) B			
(69-80) C		65	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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