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Harris Street  
Darlington, DL1 4NP

**Offers in the region of £180,000**

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

Impressive semi-detached house is a true gem waiting to be discovered, having been upgraded and improved by the current owners. As you step inside, you are greeted by a welcoming hallway, a well-appointed living room, perfect for entertaining guests or simply unwinding after a long day.

The heart of this impressive family home lies in its open-plan kitchen/diner, boasting integrated appliances and elegant granite work surfaces. Imagine preparing delicious meals while chatting with family in this stylish space. Additionally, the handy utility room adds a touch of convenience to your daily routine, also having a pantry with wine cooler.

To the first floor there are three generously sized bedrooms, the family bathroom is a sanctuary in itself, featuring a separate walk-in waterfall shower for a touch of luxury in your daily routine.

Outside, the property boasts a block-paved driveway and a garage, providing both convenience and security for your vehicles. And let's not forget the music system in the kitchen/diner, adding a delightful soundtrack to your culinary adventures.

This property on Harris Street is more than just a house - it's a place where cherished memories are waiting to be made. Don't miss the opportunity to make this house your home.





- DECEPTIVELY SPACIOUS THREE BEDROOMED FAMILY HOME
- POPULAR LOCATION
- IMPRESSIVE OPEN PLAN KITCHEN/DINER WITH INTERGRATED APPLIANCES
- MUSIC SYSTEM & MOOD LIGHTING
- REFITTED BATHROOM WITH SEPERATE WALK-IN WATERFALL SHOWER
- UPGRADED BY THE PRESENT OWNERS
- WELL PLACED FOR SHOPS,SCHOOLS,BUS ROUTES.
- STUNNING GRANITE WORK SURFACES
- HANDY UTILITY ROOM
- BLOCK PAVED DRIVE & GARAGE WITH ELECTRIC SOCKETS

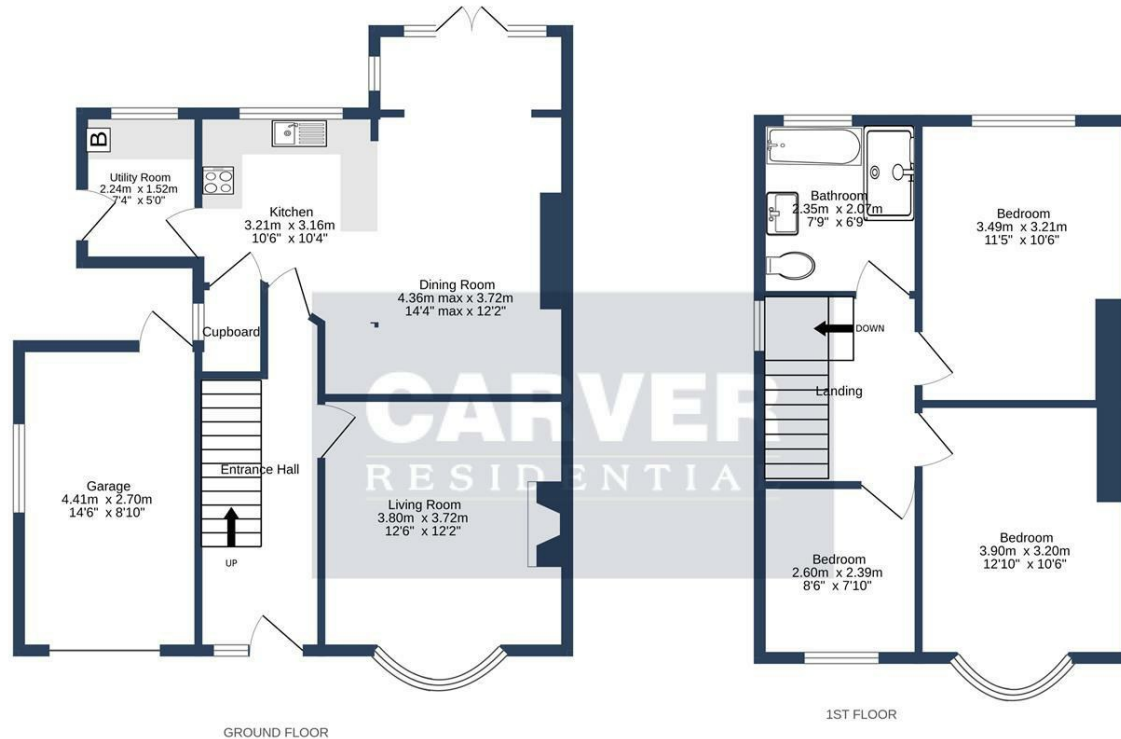
**GENERAL INFORMATION:**

Tenure: Freehold

Services: Gas central heating, mains electric, water and drainage.

Double glazing

Local Authority: Darlington Borough Council (Tax Banding B)



HARRIS STREET, DARLINGTON. DL1 4NP.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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) <b>A</b>		<b>82</b>
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>61</b>	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

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MAB 6202



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