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Ross Walk  
Newton Aycliffe, DL5 5BE

**Offers in the region of £112,500**

House - Terraced  
3 Bedroom/s  
1 Bathroom/s

Offered for sale with NO ONWARD CHAIN this 3 BEDROOM mid-terrace property features a ground floor WC and SINGLE GARAGE. Recently decorated with new flooring throughout, the property would make a lovely family home and features a lounge overlooking a green to the front, dining room with French doors, three good size bedrooms and a family bathroom/WC.





### **Agents Notes**

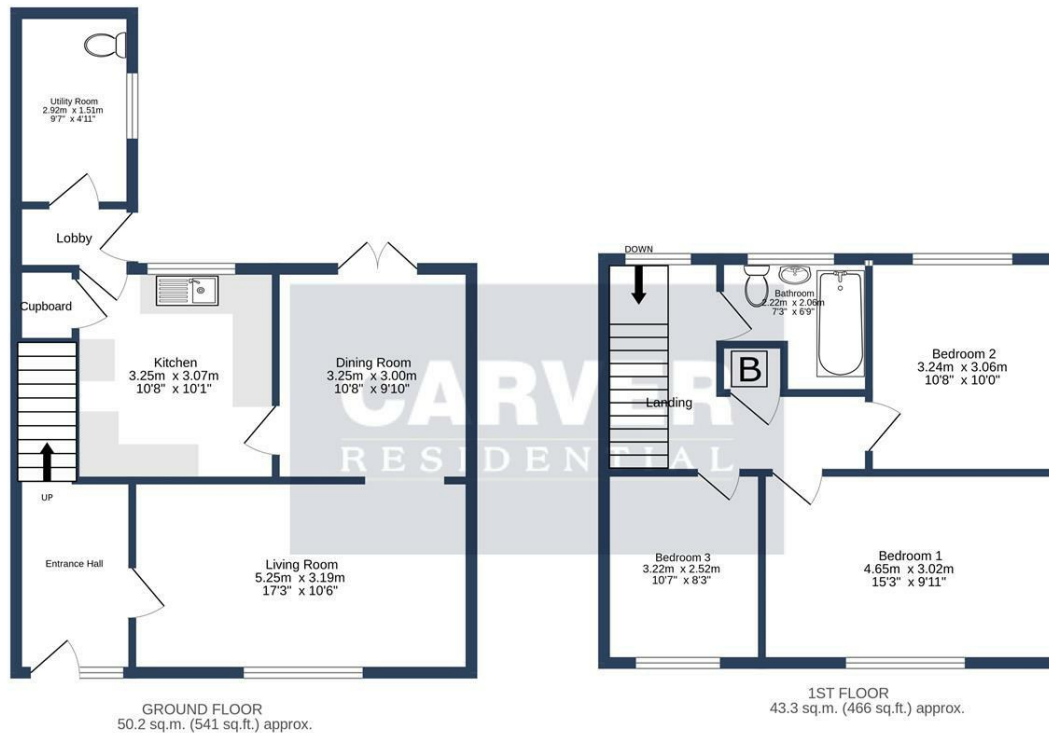
Tenure:- Freehold

Mains gas, (central heating to radiators), electricity & drainage

uPVC double glazing throughout

Council Tax:- Band A

Local Authority:- Durham County Council



Energy Efficiency Rating		Current	Potential
Vary energy efficient - lower running costs			
(92 plus) <b>A</b>			<b>86</b>
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>		<b>63</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	

ROSS WALK, NEWTON AYCLIFFE, DL5 5BE.

TOTAL FLOOR AREA: 93.5 sq.m. (1007 sq.ft.) approx.

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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MAB 6202



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