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Sunnymede, Middleton Road,
Sadberge, Darlington, DL2 1RN
Asking price £480,000

House - Detached
3 Bedroom/s
2 Bathroom/s

"Sunnymede", Middleton Road, Sadberge, Darlington. First time on the market in nearly 40 years!!

This tightly held family property on nearly half an acre (0.45) of land offers it's new owner endless opportunities, potential and lots of SPACE.

The detached house boasts 3 reception rooms, 3 bedrooms, a main family bathroom upstairs with further facilities on the ground floor, providing ample space for comfortable living. The open plan living/dining/kitchen flows beautifully and leads nicely to the aptly named Garden room to the rear. (There is also a further Attic room, fully boarded, carpeted and with Velux window accessed by pull down ladder)

The standout feature of this property is the space it offers - with room for an impressive 10+ vehicles, parking will never be an issue for you. Situated on just under half an acre of land, this property provides a generous outdoor space for you to enjoy, divided into gardens with lawn area, multiple outbuildings and lots of Hard standing area for vehicles.

The numerous outbuildings and "Byre" to the rear and side could be converted and used for someone looking to work from home or keep your car collection in. There's also a further outbuilding which comes complete with Sauna! This room could easily be used as a home gym or entertaining space.

Conveniently located within easy access to the A66, commuting to and from this property is a breeze. Don't miss out on the opportunity to make this property your own and unlock its full potential. "Sunnymede" Middleton Road is ready





- Large 1/2 acre plot
- Easy access for transport links
- 3 Bedroom, 2 bathroom property
- Fully fenced mature rear private garden
- Garages, Workshops, Outbuildings, garden Potting Shed and more ...
- Hard standing for loads of vehicles
- Spacious living areas
- Home Gym or Entertainment Space building

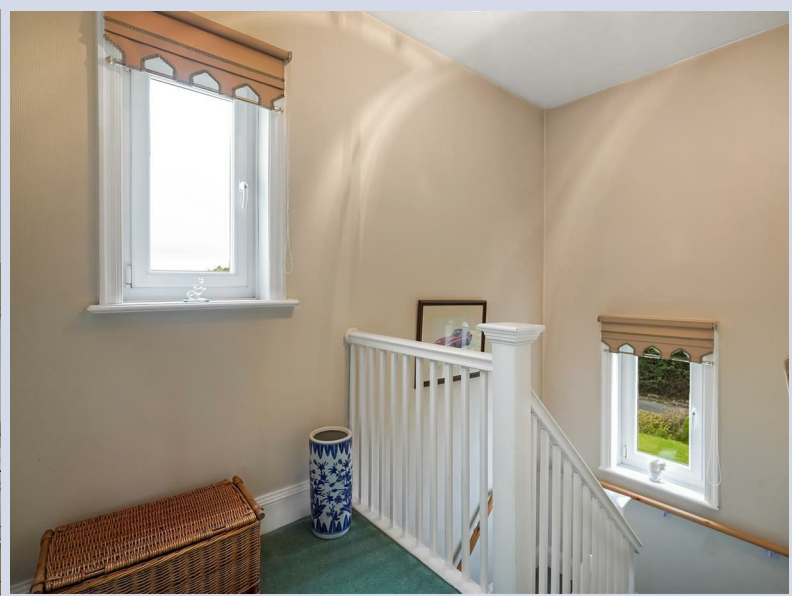
GENERAL INFORMATION:

Tenure: Freehold

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

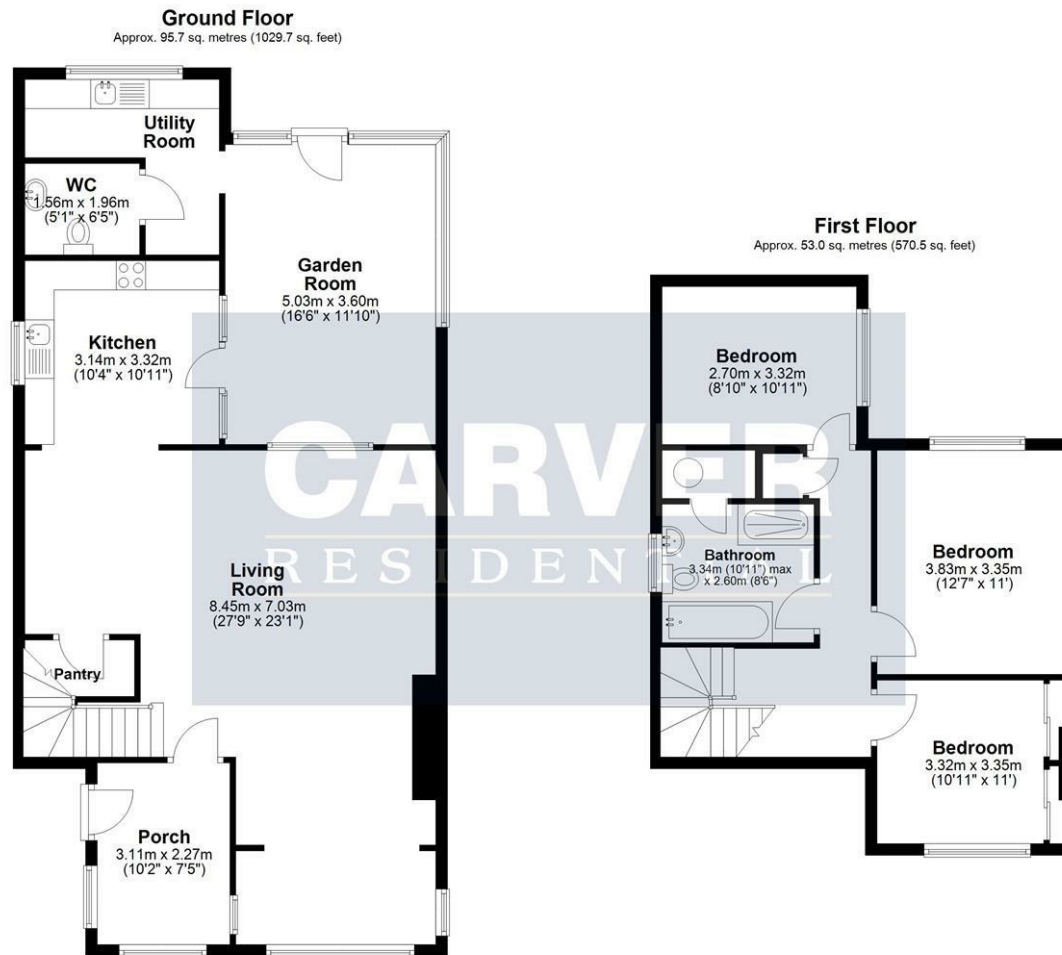
Local Authority: Darlington Borough Council (Tax Banding D)











Total area: approx. 148.7 sq. metres (1600.2 sq. feet)
 Sunnymede, Sadberge, Darlington

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(91-100)	A		
(81-90)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		70	44
		EU Directive 2002/91/EC	

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MAB 6202



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