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Stephenson Way  
Newton Aycliffe, DL5 7AP

**Offers over £120,000**

House - Terraced  
3 Bedroom/s  
1 Bathroom/s

Enjoying a convenient location close to reputable schooling, bus routes and Newton Aycliffe Town Centre this **DOUBLE-FRONTED** end-terrace property provides 3 **BEDROOM** living accommodation with dual aspect living room and kitchen/dining room. Equipped with gas central heating to radiators and uPVC double glazing the property would make an ideal family home and features an enclosed garden to the side of the property.





### 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
Very energy efficient - lower running costs			
(92 plus) A			85
(81-91) B			
(69-80) C		71	
(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	

STEPHENSON WAY, NEWTON AYCLIFFE. DL5 7AP.

TOTAL FLOOR AREA : 82.6 sq.m. (889 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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