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Kielder Drive
Darlington, DL1 2BE
Price £155,000

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

Nestled in the desirable area of Houghton Darlington, this modern semi-detached house presents an excellent opportunity for families and professionals alike. Boasting three well-proportioned bedrooms, this property offers ample living space, making it ideal for both relaxation and entertaining.

The heart of the home is undoubtedly the re-fitted open plan kitchen and dining area, which seamlessly blends functionality with style. This space is further enhanced by a charming conservatory at the front, allowing natural light to flood in and providing a delightful spot to unwind, also a good sized living room. The first floor features a contemporary shower room with a WC, complemented by an additional separate WC for convenience. This thoughtful layout ensures that the needs of a busy household are well catered for.

Outside, the property benefits from a drive and garage, garage having the benefit of a remote garage door, providing ample parking and storage options. The mature, established gardens offer a tranquil retreat, perfect for outdoor activities or simply enjoying time with family and friends.





- POPULAR HAUGHTON LOCATION
- GOOD SIZED THREE BEDROOMED SEMI-DETACHED
- CONSERVATORY TO THE FRONT
- DRIVE & GARAGE WITH ELECTRIC REMOTE DOOR
- WITHIN EASY WALKING OF SCHOOLS AND SHOPS
- OPEN PLAN KITCHEN/DINER
- SPACIOUS LIVING ROOM
- MATURE, ESTABLISHED GARDENS

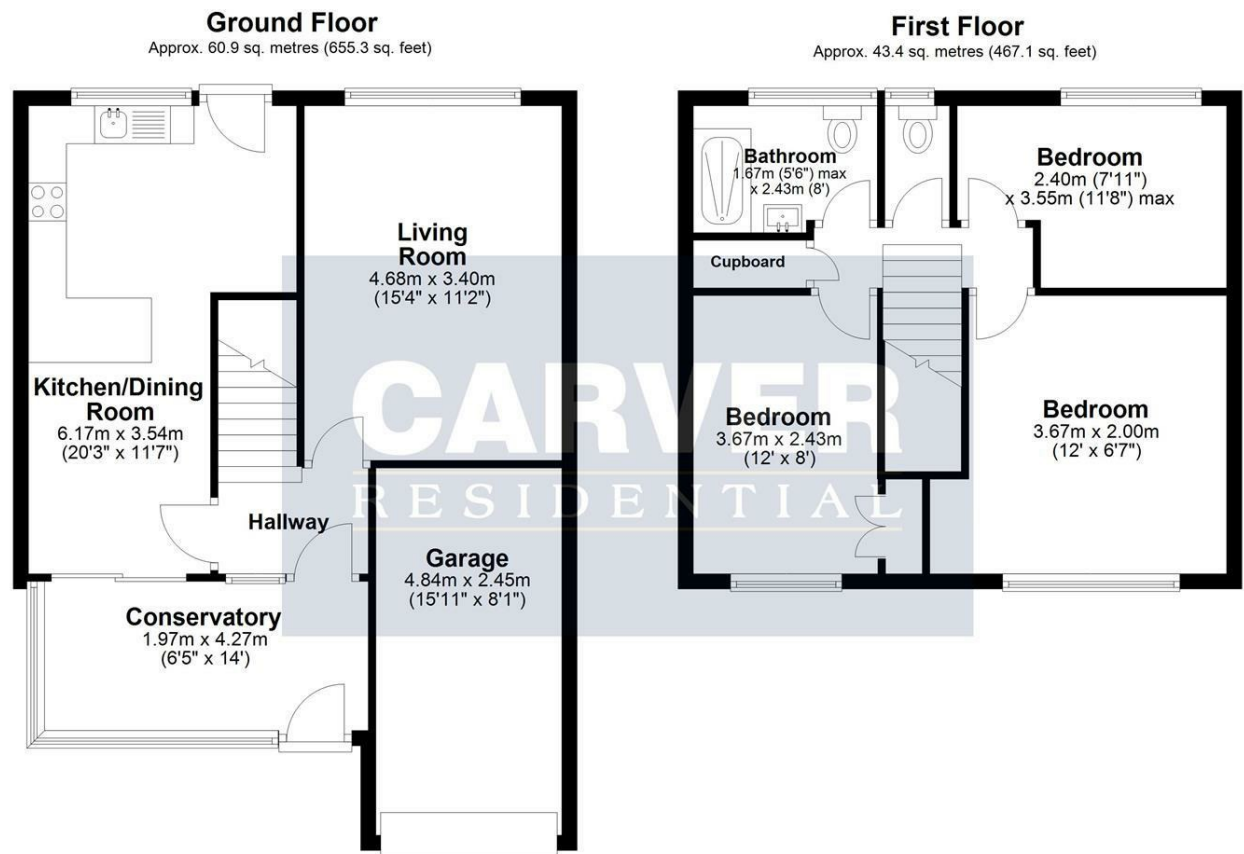
GENERAL INFORMATION

Tenure: Freehold

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

Double glazing

Local Authority: DBC (Tax Banding B)



Total area: approx. 104.3 sq. metres (1122.4 sq. feet)
40 Keilder Drive, Darlington

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			85
(81-91) B			
(69-80) C			
(55-68) D		66	
(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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