



The Pasture, Newton Aycliffe
Newton Aycliffe



Offers in Region of £165,000



45 The Pasture

Newton Aycliffe, Newton Aycliffe

Located in the sought-after Woodham area of Newton Aycliffe, this Three Bedroom End Terrace Family Home offers the perfect blend of style and functionality.

Upon entering, you are greeted by an inviting Entrance Hall leading to a spacious Living Room and a modern Kitchen/Dining Room, creating the ideal space for both relaxation and entertaining. Completing the ground floor is a convenient W.C.

Heading upstairs, the property boasts a Master Bedroom with an En-Suite Shower Room, along with two additional well-proportioned bedrooms and a Family Bathroom.

Externally the property features a Double Driveway to the front, providing ample parking space, while the Rear Enclosed Garden with lawn, patio and decking areas.

With an Energy Rating of B, this property not only offers comfort and style but also efficiency. Don't miss your opportunity to make this exceptional property your new home.

Council Tax band: C

Tenure: Freehold

- Three Bedroom End Terrace Family Home
- Entrance Hall, Ground Floor W.C.
- Living Room, Kitchen/Dining Room
- Master Bedroom With En-Suite Shower Room, Family Bathroom
- Double Drive Way to Front, Rear Enclosed Garden with lawn, patio and decking areas
- Energy Rating: B



Entrance Hallway

Living Room:

16'0" x 10'3" (4.90 x 3.13 m)

Kitchen/Dining:

13'6" x 17'2" (4.13 x 5.23 m)

WC:

5'2" x 2'7" (1.58 x 0.80 m)

First Floor:

Bedroom One:

11'4" x 10'5" (3.47 x 3.18 m)

En-suite

3'6" x 2'5" (1.09 x 0.74 m)

Bedroom Two:

10'7" x 8'10" (3.24 x 2.70 m)

Bedroom Three:

7'3" x 8'0" (2.22 x 2.46 m)

Bathroom:

6'1" x 6'6" (1.86 x 2.01 m)





GARDEN

Enclosed garden to rear.

DRIVEWAY

2 Parking Spaces





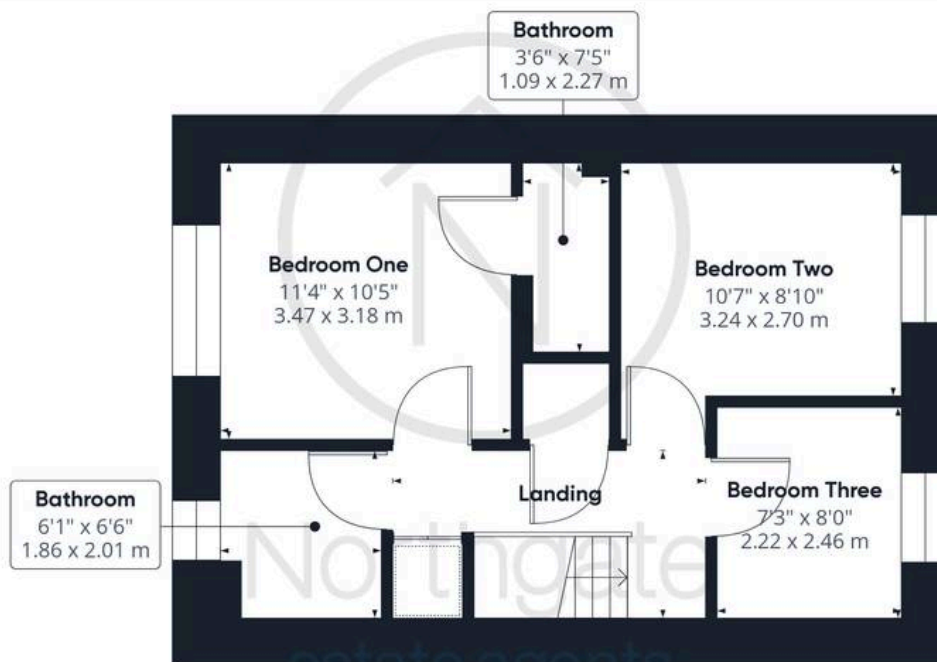




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Ground Floor



Floor 1

Approximate total area⁽¹⁾

876.52 ft²

81.43 m²

Reduced headroom

2.24 ft²

0.21 m²

(1) Excluding balconies and terraces

Reduced headroom
(below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360



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