



2 The Glade, Newton Aycliffe
Newton Aycliffe



In Excess of £190,000



2 The Glade

Newton Aycliffe, Newton Aycliffe

Welcome to this stylish and spacious 3-bedroom semi-detached townhouse located in the sought-after area of Woodham, Newton Aycliffe. Perfect for families and professionals alike, this home offers comfort, convenience, and modern living.

The property features a bright and airy living/dining room with patio doors leading to the garden, creating a perfect setting for relaxing or entertaining. The well-equipped kitchen includes a range of base and eye-level units, complemented by a built-in electric oven and gas hob, ideal for those who enjoy cooking. There is also a ground floor W.C., providing added convenience for guests and family use.

The master bedroom suite comes with an ensuite, adding a touch of luxury and privacy, along with a dressing room for extra storage and comfort. The modern family bathroom is well-appointed with a sleek finish.

Outside, the property boasts both front and rear gardens, laid to lawn and easy to maintain, offering a peaceful outdoor space. Off-street parking is available on a driveway, and there is additional storage space in the garage.

Rated B for energy efficiency, this home ensures lower running costs and a comfortable living environment.

This property is ideal for those seeking a comfortable, modern home with plenty of space both indoors and out. Contact us to arrange a viewing and discover all that this charming townhouse has to offer.

Council Tax band: C

Tenure: Freehold



Hallway:

5'6" x 7'2" (1.68 x 2.20 m)

Breakfast Kitchen:

13'6" x 12'4" (4.12 x 3.76 m)

Living / Dining Room:

14'8" x 15'9" (4.48 x 4.82 m)

WC:

4'11" x 3'0" (1.50 x 0.94 m)

First floor

Bedroom Two:

12'5" x 8'8" (3.79 x 2.66 m)

Bedroom Three:

11'5" x 8'8" (3.50 x 2.65 m)

Bathroom:

6'1" x 6'8" (1.86 x 2.05 m)

Second Floor

Bedroom One:

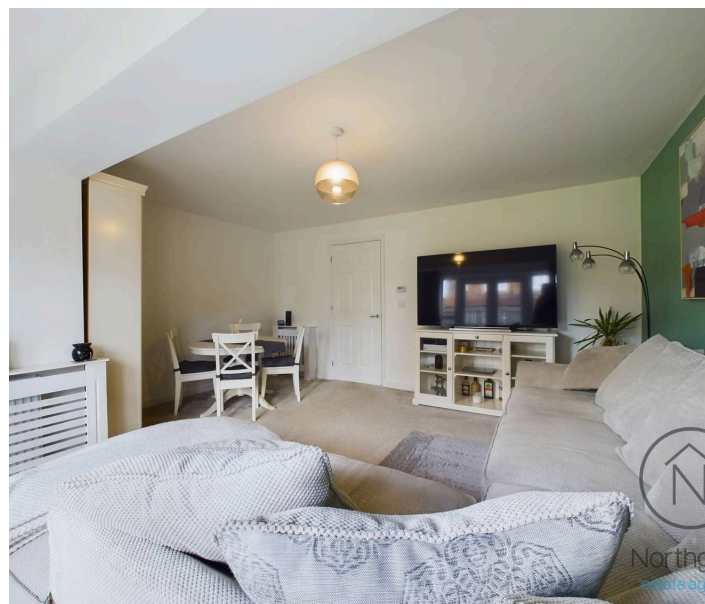
10'2" x 12'8" (3.12 x 3.86 m)

Dressing Room:

6'6" x 9'4" (2.00 x 2.86 m)

Ensuite Shower:

6'8" x 5'11" (2.04 x 1.83 m)





GARDEN

GARAGE

Single Garage

DRIVEWAY

2 Parking Spaces

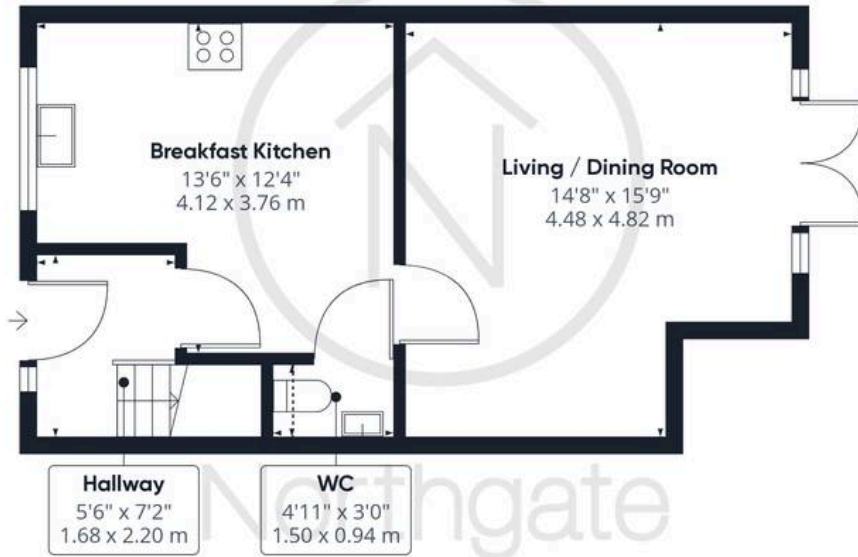








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Ground Floor Building 1



Floor 1 Building 1



Floor 2 Building 1



Ground Floor Building 2

Approximate total area⁽¹⁾

1198.89 ft²
111.38 m²

Reduced headroom

114.1 ft²
0.98 m²

(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft/1.5 m

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

Calculations are based on RICS IPMS 3C standard.

GIRAFFE360



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