



4 Tintagel Court, Darlington
Darlington



In Excess of £330,000



4 Tintagel Court

Darlington, Darlington

Presenting this stunning 4-bedroom detached house, offering a perfect blend of style and functionality. The property boasts a stylish entrance leading to a contemporary kitchen and spacious lounge, catering to modern living needs. Additional features include a family room, dining room, and an outdoor office, providing versatile spaces for work and leisure. Originally designed as a 5-bedroom property, the current owners have artfully converted it into a more spacious and comfortable 4-bedroom layout.

Step outside to discover the enchanting outdoor space this property has to offer. The beautiful well-maintained rear garden provides a serene outdoor retreat ideal for relaxation and entertainment. Embrace the tranquillity of the surroundings and create your perfect outdoor sanctuary. With the energy performance certificate to be confirmed, this property truly encapsulates the essence of a dream family home, showcasing a harmonious blend of indoor luxury and outdoor tranquillity.

Council Tax band: E

Tenure: Freehold



Entrance Hall

3'6" x 16'3" (1.07 x 4.95m)

Living Room

10'7" x 21'6" (3.23 m x 6.57 m)

Wc

3'9" x 5'3" (1.15 m x 1.60 m)

Kitchen

15'10" x 10'5" (4.83 m x 3.18 m)

Utility Room

8'3" x 5'0" (2.51 m x 1.53 m)

Family Room

10'7" x 9'2" (3.25 m x 2.81 m)

Dining Room

10'7" x 10'11" (3.25 m x 3.33 m)

Landing

9'10" x 4'1" (3.02 x 1.26m)

Bedroom 1

10'6" x 16'11" (3.25 m x 5.17 m)

En-suite

2'6" x 7'10" (0.78 m x 2.40 m)

Bedroom 2

15'7" x 8'10" (4.75 m x 2.70 m)

Bedroom 3

10'7" x 11'4" (3.23 m x 3.46 m)

Bedroom 4

8'5" x 9'10" (2.57 m x 3.00 m)

Bathroom

5'6" x 6'10" (1.70 m x 2.09 m)





Office

9'3" x 8'4" (2.83 m x 2.56 m)

Garage

8'8" x 16'1" (2.65 m x 4.92 m)

Front Garden

Rear Garden

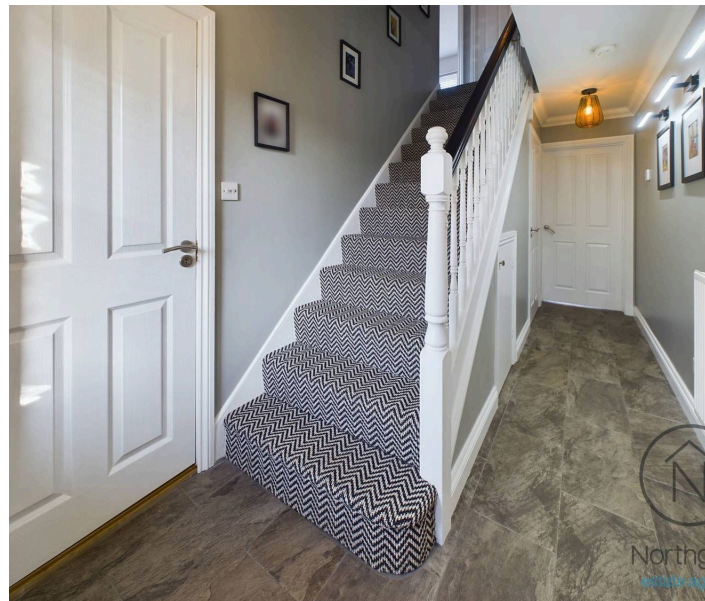
Garage

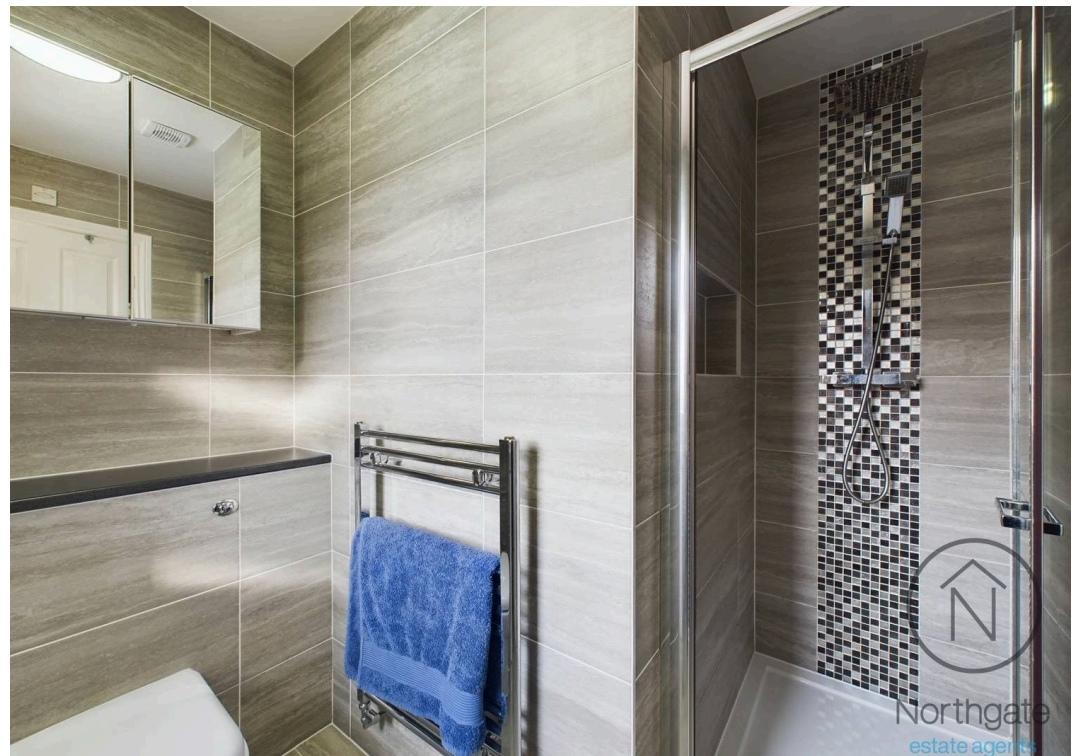
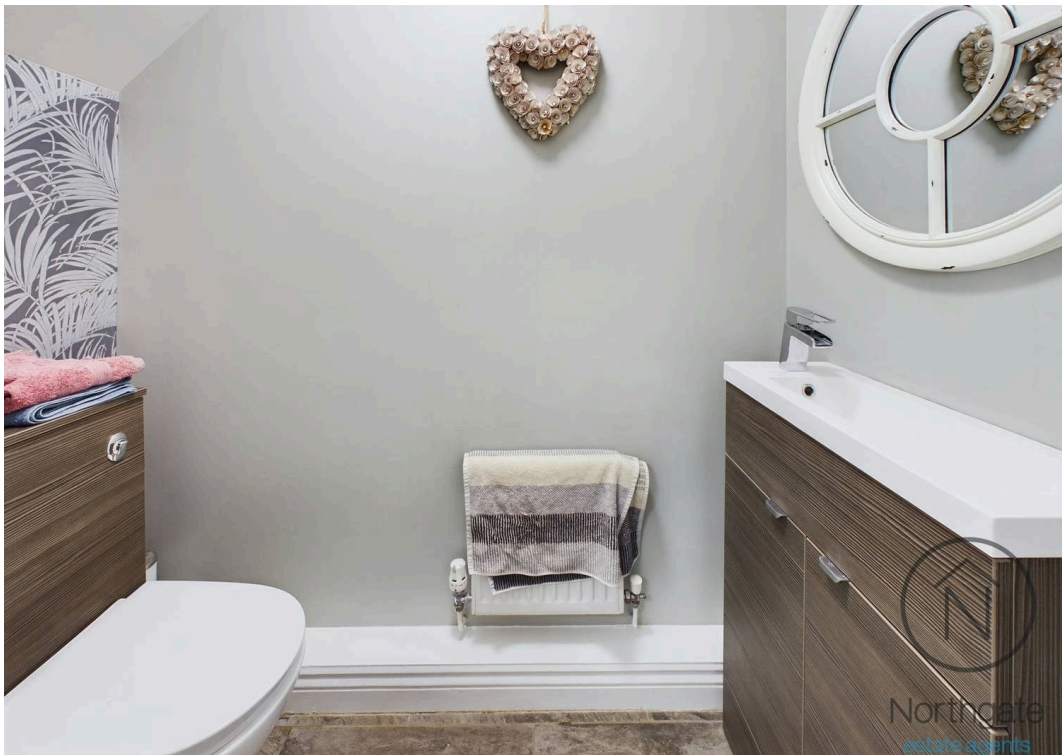
Single Garage

Driveway

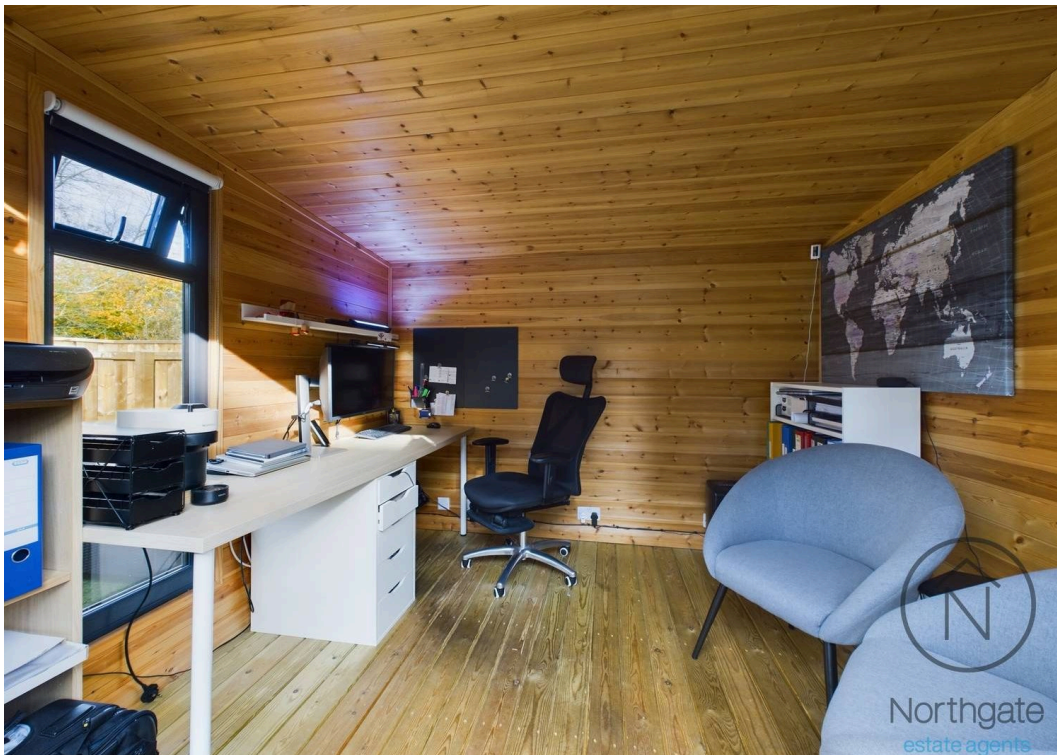
2 Parking Spaces

- Stunning 4 Bedroom Detached Property
- Stylish entrance, Contemporary Kitchen, Spacious Lounge
- Family Room, Dining Room, Outdoor Office
- Spacious Bedrooms, build as a 5 bedroom property the current owners converted into a 4
- Beautiful Well Maintained Rear Garden
- Energy Performance Certificate: C







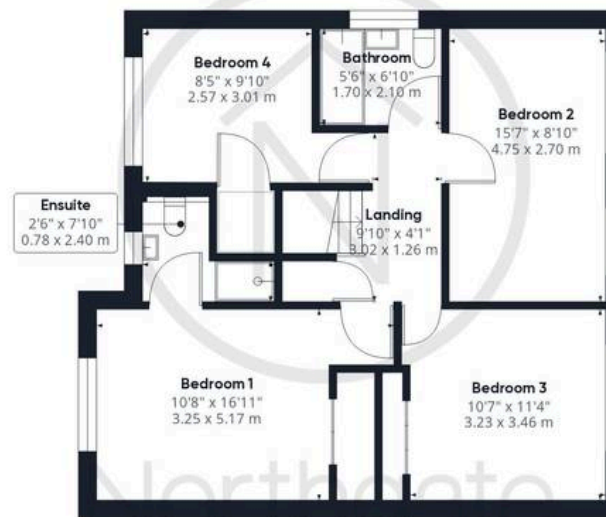


Energy Efficiency Rating

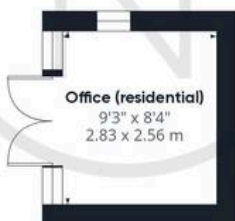
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B	83	
(69-80) C		71
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales		EU Directive 2002/91/EC



Ground Floor Building 1



Floor 1 Building 1



Ground Floor Building 2



Northgate
estate agents

Approximate total area⁽¹⁾

1659.6 ft²

154.18 m²

(1) Excluding balconies and terraces

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



Northgate - County Durham

Northgate Estate Agents, Suite 3 - DL5 4DH

01325 728333 • info@northgates.net • www.northgates.co.uk/



These particulars do not constitute, nor constitute part of, an offer or contract. No warranties are provided. Verify details through inspection. Northgate estate agents, nor any person in their employment has any authority to make or give any representation or warranty whatever in the relation to this property. All measurements are approximate.