



9 Agricola Court, Faverdale
Darlington



Offers in Region of £240,000



9 Agricola Court

Faverdale, Darlington

An Immaculate Four-Bedroom Semi-Detached Home

This beautifully presented home blends generous living space, contemporary style, and everyday comfort.

On the ground floor, a sleek modern kitchen/diner with integrated appliances flows seamlessly into a bright conservatory with garden views and underfloor heating for year-round enjoyment. The spacious lounge provides a welcoming retreat, while a ground-floor WC adds extra convenience.

Upstairs, you'll find four well-proportioned bedrooms—three of which are doubles—plus a stylish family bathroom complete with a separate shower cubicle.

The private rear garden is neatly maintained, offering a peaceful outdoor escape. A single garage, perfect for storage as the current owners have converted part of it to include a WC, along with driveway parking, complete the property's practical features.

Located in a sought-after residential area, this property offers easy access to local amenities, schools, and transport links, making it ideal for families and professionals alike.

Council Tax band: C

Tenure: Freehold

- Spacious Semi Detached - Four Bedrooms
- Beautiful Modern Fitted Kitchen with Integrated Appliances
- Stunning Family Bathroom with Separate Shower Cubicle
- Conservatory - underfloor heating
- Private Well Maintained Rear Garden



Hallway

4'10" × 4'11" (1.49 × 1.52 m)

Lounge

12'6" × 15'4" (3.82 × 4.68 m)

Kitchen/Diner

15'8" × 17'7" (4.78 × 5.38 m)

Conservatory

7'7" × 12'0" (2.33 × 3.67 m)

Garage/Storage

8'2" × 16'0" (2.49 × 4.88 m)

Wc

2'7" × 4'8" (0.79 × 1.44 m)

Landing

6'6" × 9'9" (2.00 × 2.98 m) 2'11" × 3'3" (0.90 × 1.02 m)

Bedroom 1

8'10" × 11'10" (2.71 × 3.62 m)

Bedroom 2

8'6" × 11'8" (2.60 × 3.57 m)

Bedroom 3

7'10" × 16'1" (2.41 × 4.92 m)

Bedroom 4

6'7" × 6'8" (2.01 × 2.04 m)

Bathroom

6'10" × 7'1" (2.10 × 2.16 m)





FRONT GARDEN

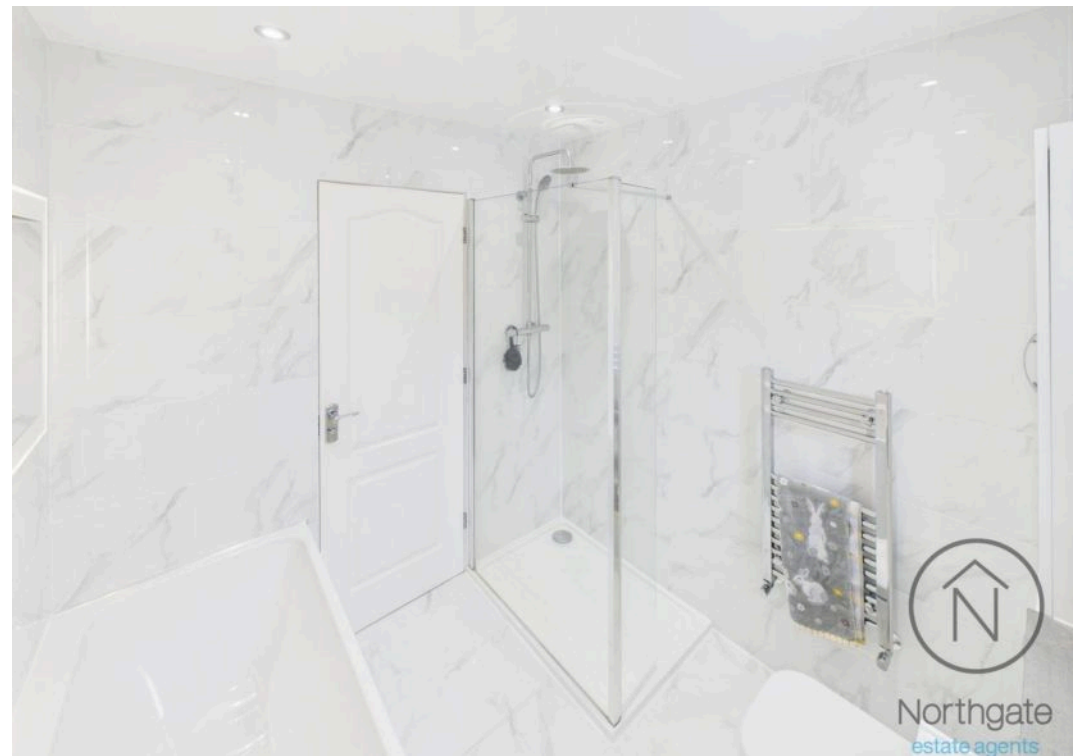
REAR GARDEN

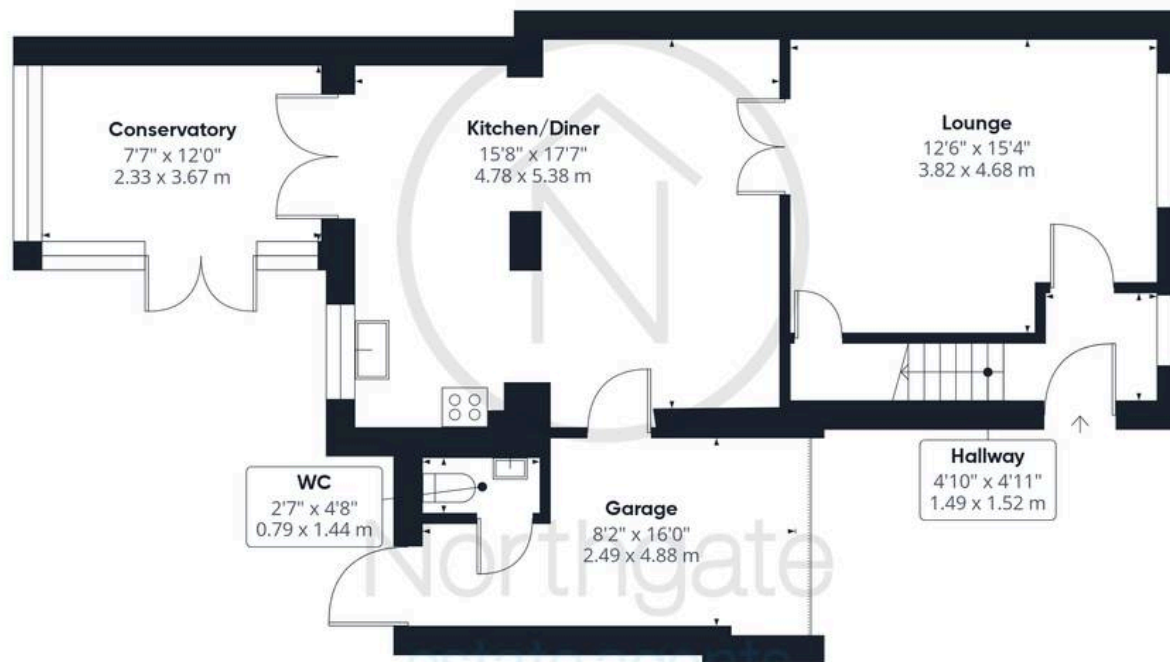
DRIVEWAY

2 Parking Spaces

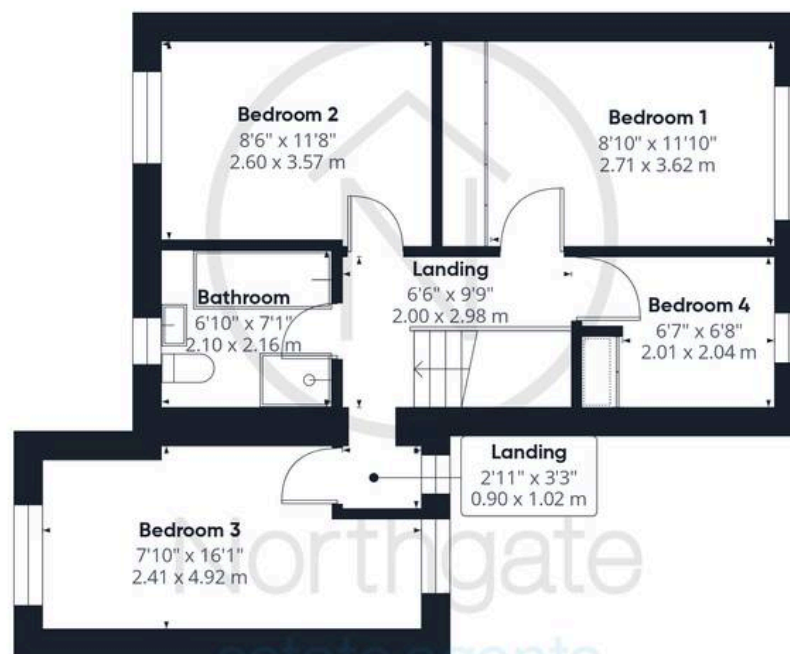








Ground Floor



Floor 1



Northgate
estate agents

Approximate total area⁽¹⁾

1226 ft²

114 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



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