



Hexham Way, Darlington
Darlington



In Excess of £90,000



7 Hexham Way

Darlington, Darlington

Situated in the sought-after Branksome area of Darlington, this spacious two-bedroom terraced home offers excellent potential for buyers looking to put their own stamp on a property. The accommodation includes a generous lounge/diner, separate kitchen, sun room, along with a utility area and useful storage cupboard. Requiring modernisation, the property presents a true blank canvas for renovation and improvement.

Externally. To the rear, the property enjoys a well-proportioned, enclosed garden designed for low-maintenance living. The space is predominantly laid to paved seating areas with a central lawn, providing an ideal setting for outdoor dining, relaxing, or entertaining. Brick-built raised borders add structure and character, while a timber shed and additional storage offer practical space for gardening equipment. Fully enclosed and easy to manage, the garden is well suited to a variety of lifestyles.

Conveniently located close to the increasingly popular West Park development and Cockerton Village, the area offers a wide range of amenities including schools, shops, and everyday services. With a strong community feel, it appeals to both families and professionals alike.

Overall, this two-bedroom terraced house on Hexham Way represents an excellent opportunity to acquire a well-located home in Darlington with plenty of potential.

Council Tax band: A

Tenure: Freehold

- Spacious two-bedroom terraced home

**Porch**

5'10" x 5'1" (1.80 x 1.57 m)

Lounge/Diner

7'9" x 23'8" (2.38 x 7.22 m)

Hallway

5'8" x 2'11" (1.75 x 0.90 m)

Kitchen

8'7" x 8'4" (2.63 x 2.55 m)

Sunroom/Utility

7'6" x 24'2" (2.31 x 7.38 m)

Storage room

5'11" x 7'1" (1.81 x 2.17 m)

Landing

3'5" x 17'3" (1.06 x 5.27 m)

Bedroom 1

10'7" x 11'10" (3.24 x 3.62 m)

Bedroom 2

11'3" x 9'4" (3.44 x 2.86 m)

Bathroom

5'5" x 3'10" (1.66 x 1.19 m)

WC

2'6" x 5'9" (0.78 x 1.75 m)



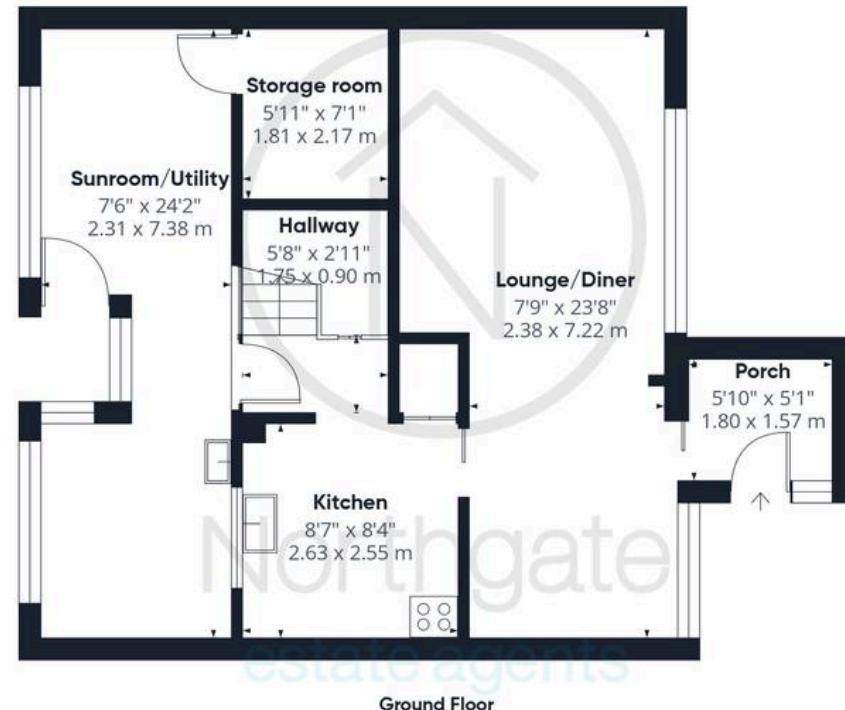


FRONT GARDEN

REAR GARDEN



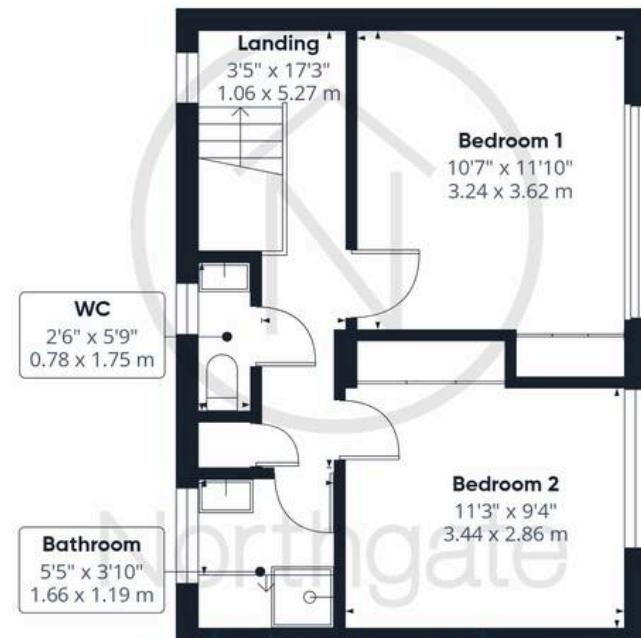




Approximate total area⁽¹⁾

954 ft²

88.5 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.



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