



Wycliffe Close, Newton Aycliffe
Newton Aycliffe



Offers In Excess of £130,000



Wycliffe Close

Newton Aycliffe

Situated in a sought-after location, this well-proportioned three-bedroom semi-detached home offers excellent family accommodation, complemented by a garage, driveway parking, and attractive front and rear gardens.

The ground floor features a spacious lounge, providing an ideal setting for relaxation and entertaining, alongside a separate dining room perfect for family meals and social gatherings. The kitchen offers practical workspace and storage, while the convenience of a downstairs bathroom adds flexibility to the layout.

Upstairs, the property benefits from three well-sized bedrooms and a family bathroom serving the first floor.

Externally, the home enjoys a driveway leading to the garage, providing valuable off-street parking and storage. The front garden creates an attractive approach, while the rear garden offers a private outdoor space for enjoying the warmer months.

Conveniently positioned within a popular residential area, the property is well placed for local amenities, schools, and transport links, making it an excellent choice for families and commuters alike.

The property is being sold without the original title deeds. Prospective purchasers should seek advice from their solicitor, as additional conveyancing work and associated costs may be required.

Council Tax band: A

Tenure: Freehold

- Three-bedroom semi-detached home in a sought-after location
- Spacious lounge, separate dining room and fitted



Hallway

4'2" x 12'1" (1.28 x 3.70m)

Dining Room

10'11" x 11'7" (3.34m x 3.55m)

Kitchen

7'6" x 11'6" (2.31m x 3.51m)

Lounge

20'9" x 11'11" (6.33m x 3.65m)

Hallway

3'6" x 9'0" (1.08 x 2.77m)

Downstairs Bathroom

4'2" x 9'2" (1.27m x 2.82m)

Garage

8'1" x 17'6" (2.47m x 5.36m)

Landing

Bedroom 1

11'8" x 11'11" (3.57m x 3.65m)

Bedroom 2

12'9" x 8'8" (3.90m x 2.65m)

Bedroom 3

9'0" x 8'0" (2.75m x 2.45m)

Family Bathroom

7'8" x 5'6" (2.34m x 1.69m)





FRONT GARDEN

REAR GARDEN

GARAGE

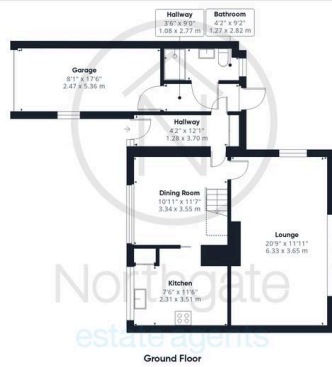
Single Garage

DRIVEWAY

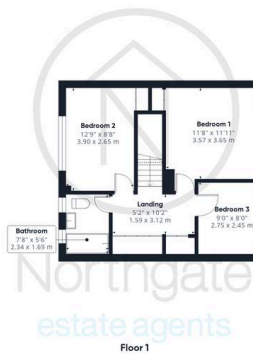
1 Parking Space







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Approximate total area⁽¹⁾

1208 ft²

112.3 m²

Reduced headroom

14 ft²

1.3 m²

(1) Excluding balconies and terraces

Reduced headroom

Below 5 ft/1.5 m

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

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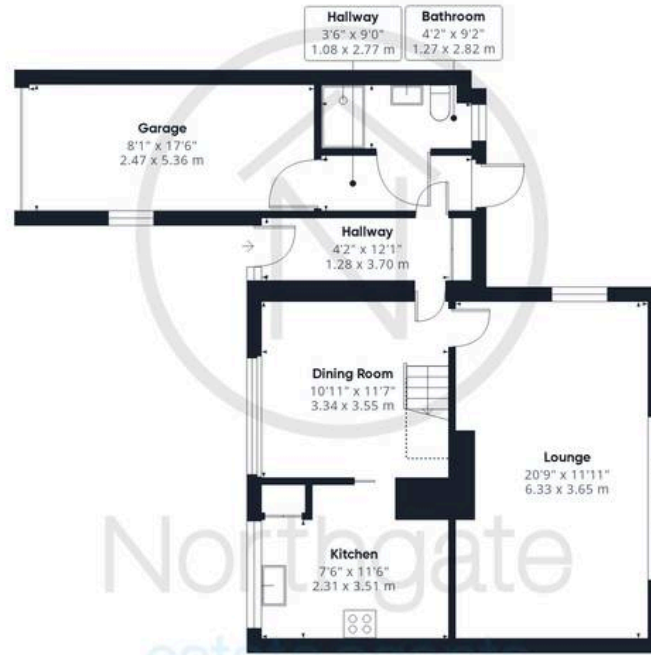
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Ground Floor

Approximate total area⁽¹⁾

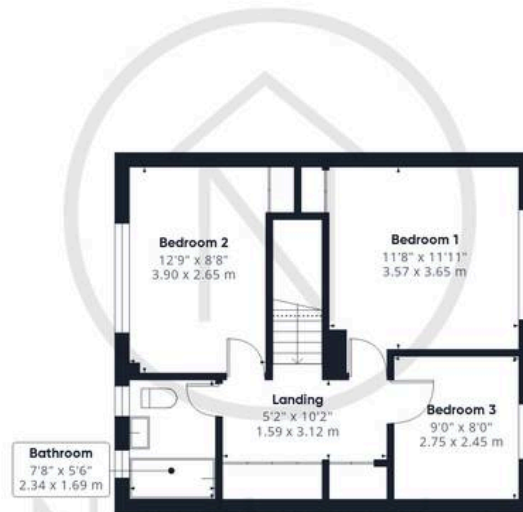
1208 ft²

112.3 m²

Reduced headroom

14 ft²

1.3 m²



Floor 1

(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft/1.5 m

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