



Bracken Road, Darlington

In Excess of £275,000



21 Bracken Road

Darlington, Darlington

Discover comfort in this spacious 4-bed family home in sought-after Pierremont, Darlington Area. Modern amenities, master suite, and charming outdoor spaces. Prime location. Your dream home awaits!

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating:

Bracken Road is situated off Woodland Road, Ideal location for easy access in and out of town.



Entrance

4'4" x 6'10" (1.32 x 2.09 m)

Hallway

21'1" x 6'9" (6.45 x 2.07 m)

Lounge

17'5" x 15'7" (5.32 x 4.75 m)

Kitchen/Diner

10'2" x 15'7" (3.12 x 4.75 m)

Utility Room

6'9" x 9'0" (2.08 x 2.76 m)

Living Room

14'11" x 13'4" (4.57 x 4.09 m)

Study

7'7" x 9'1" (2.33 x 2.78 m)

Landing

Bedroom One

14'10" x 9'5" (4.53 x 2.89 m)

Ensuite

8'0" x 2'6" (2.46 x 0.78 m)

Bedroom Two

11'10" x 15'7" (3.62 x 4.77 m)

Bedroom Three

17'3" x 15'7" (5.28 x 4.77 m)

Bedroom Four

9'11" x 7'0" (3.03 x 2.14 m)





Ground Floor



Floor 1

Approximate total area⁽¹⁾

1843.01 ft²

171.22 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.

GIRAFFE 360



