



The Bridle, Newton Aycliffe
Newton Aycliffe



Offers Over £330,000



The Bridle

Newton Aycliffe

Northgate are delighted to offer for sale with **no onward chain** this spacious three-bedroom detached bungalow, occupying a choice plot within the exclusive and highly sought-after **The Bridle area of Woodham, Newton Aycliffe**. Properties in this desirable location rarely come to the market, making this a fantastic opportunity for those seeking generous single-storey living in an established residential setting.

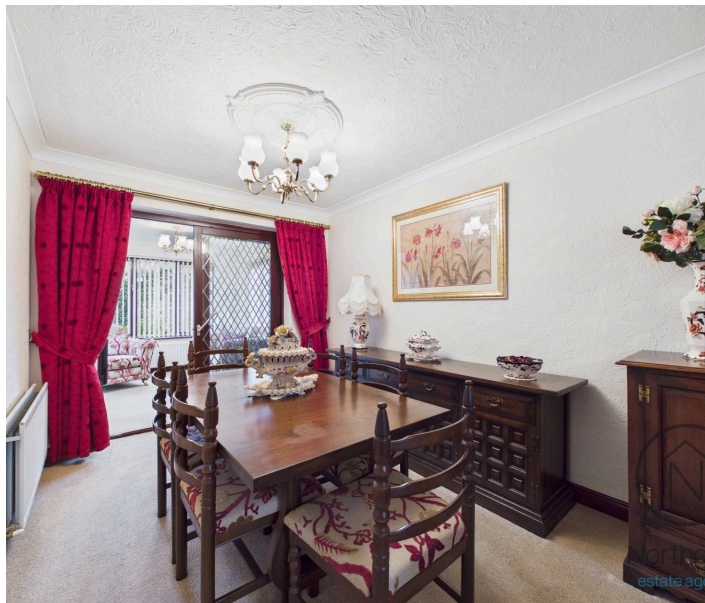
The property occupies a substantial plot with ample off-road parking, a detached double garage and beautifully maintained gardens to both the front and rear.

Internally, the accommodation is spacious, well planned and versatile. The entrance hall leads through to an impressive lounge/diner, providing an excellent space for both relaxing and entertaining, with a central fireplace creating an attractive focal point.

The fitted kitchen offers an extensive range of wall and base units, generous worktop space and a dining area, with the additional benefit of a separate utility room.

A particularly lovely feature of the home is the additional sitting room/sunroom. With large windows allowing an abundance of natural light and glazed doors providing direct access to the garden, this provides a wonderful second reception space from which to enjoy the attractive surroundings.

- Three-Bedroom Detached Bungalow in Exclusive The Bridle, Woodham
- Offered For Sale with No Onward Chain
- Choice Plot with Beautifully Established Front & Rear Gardens



There are three well-proportioned bedrooms, all benefiting from built-in bedroom furniture or wardrobes, providing excellent storage. The family bathroom/WC is generously sized and features a bath together with a separate shower cubicle.

Externally, the property is complemented by beautifully established and well-maintained gardens to both the front and rear. The generous rear garden features lawned areas, mature trees, shrubs and well-stocked borders, creating an attractive outdoor space with a good degree of privacy. Ample driveway parking leads to the detached double garage, providing further parking and useful storage.

The Bridle forms part of the desirable Woodham development on the outskirts of Newton Aycliffe and is well positioned for access to surrounding towns and major commercial centres. Durham, Darlington and Teesside provide a wider range of shopping, educational and recreational facilities, while the A1(M) and A19 offer excellent road links for commuters. Mainline railway stations at Durham and Darlington provide connections across the country, with Newcastle International Airport and Teesside International Airport also within reach.

Offered with **no onward chain**, this substantial detached bungalow combines generous accommodation, beautiful gardens and an enviable Woodham location.

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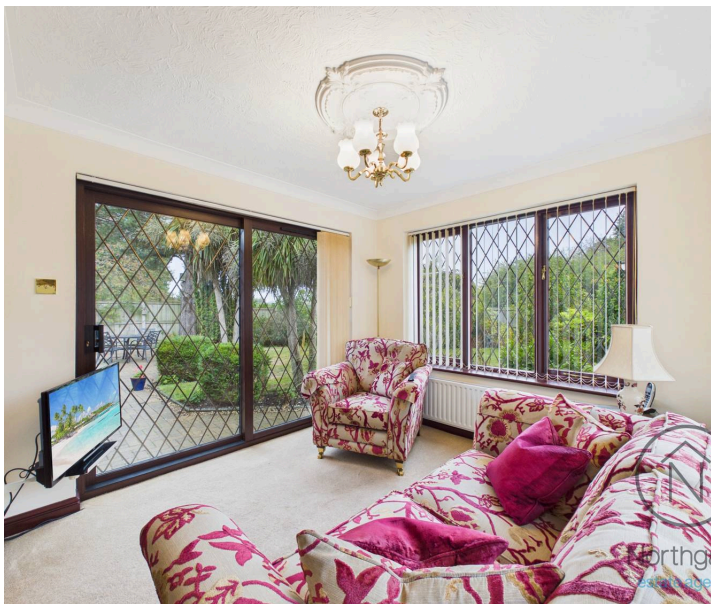
The vendors have opted to provide a legal pack for the sale of their property which includes a set of searches. The legal pack provides upfront the essential documentation that tends to cause or create delays in the transactional process.

The legal pack includes:

- Evidence of title
- Standard searches (regulated local authority, water & drainage & environmental)
- Protocol forms and answers to standard conveyancing enquiries

The legal pack is available to view in the branch prior to agreeing to purchase the property. The vendor requests that the buyer purchases the searches provided in the pack which will be billed at £360 (inc. VAT) upon completion.

Council Tax band: E



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Council Tax band: E /Tenure: Freehold

Hallway

10' 1" x 4' 11" (3.08m x 1.51m)

Hallway

15' 0" x 3' 4" (4.57m x 1.01m)

Lounge / Dining Room

21' 9" x 13' 8" (6.64m x 4.17m)

Conservatory

10' 2" x 7' 3" (3.09m x 2.20m)

Kitchen

13' 2" x 8' 6" (4.02m x 2.59m)

Bedroom 1

14' 2" x 11' 4" (4.31m x 3.45m)

Bedroom 2

11' 4" x 8' 6" (3.45m x 2.59m)

Bedroom 3

9' 0" x 8' 6" (2.75m x 2.59m)

Bathroom

8' 6" x 7' 8" (2.59m x 2.33m)

Garage

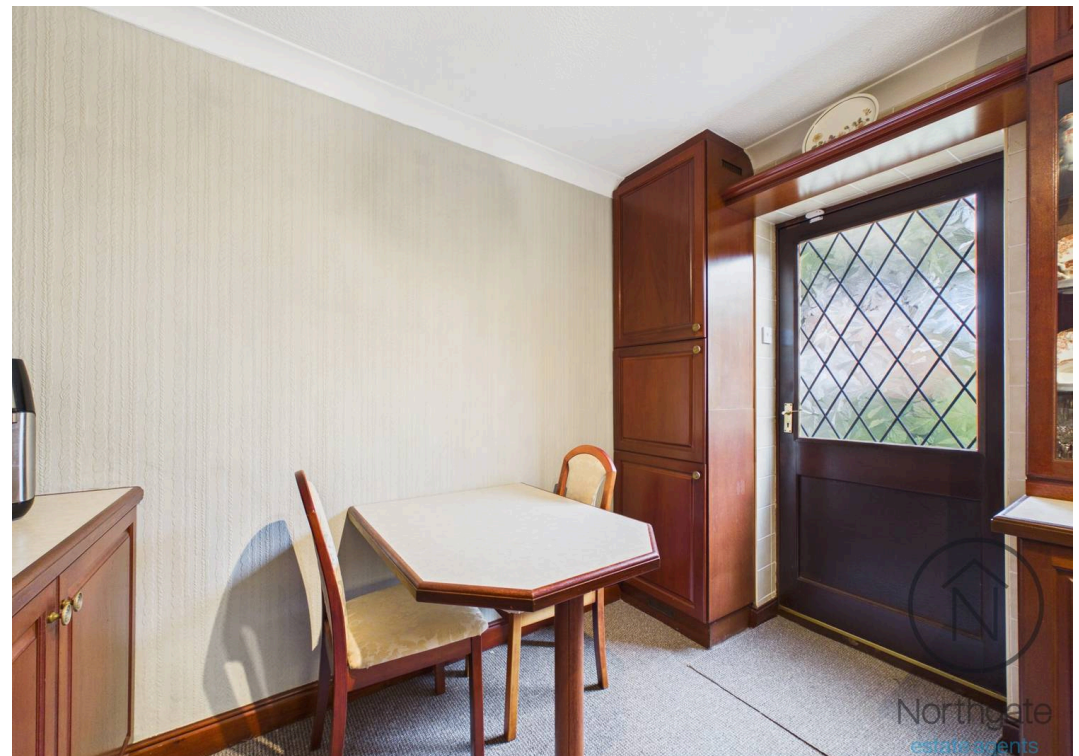
17' 7" x 16' 11" (5.36m x 5.15m)

Front Garden / Rear Garden

DOUBLE GARAGE

2 Parking Spaces

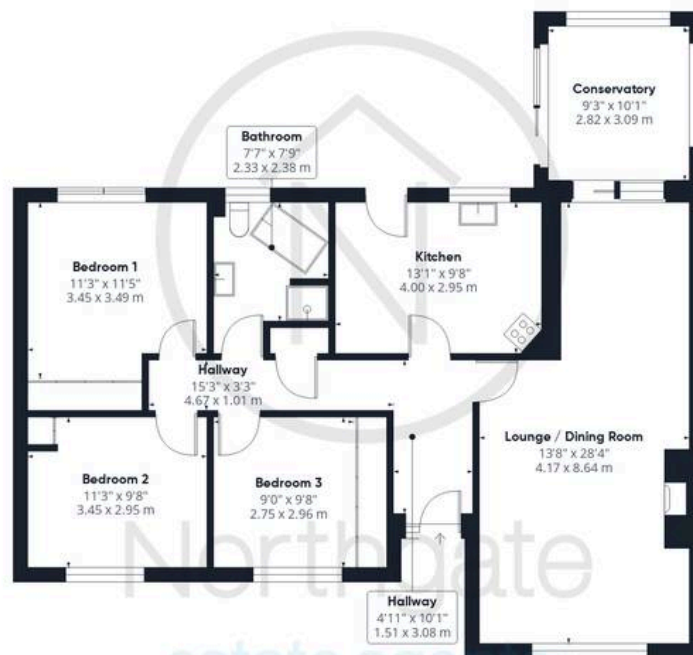
DRIVEWAY







Northgate
estate agents

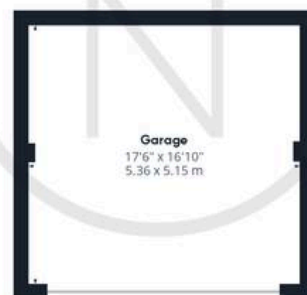


Ground Floor Building 1

Approximate total area⁽¹⁾

1389 ft²

129.2 m²



Ground Floor Building 2

(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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