



### 3 bed bungalow to buy in DH2

Brackenbeds Close, Pelton, Chester Le Street, Durham, DH2 1XJ

# £410,000

🏠 x3 🚗 x2 🚲 x1

Tenure

**Freehold**

Driveway & Garage parking

### Property features

- ✓ Freehold
- ✓ Bungalow
- ✓ Driveway and Garage
- ✓ Solar panels
- ✓ EPC Rating D

## Key Information

- ✓ Council Tax: Band C
- ✓ EPC Rating: D
- ✓ Heating supply: Gas

## Description

Pattinson are delighted to present this stunning three-bedroom luxury bungalow, offering an exceptional standard of living in a beautiful and highly sought-after area. Immaculately maintained and presented in pristine condition throughout, the property combines elegance, comfort, and modern convenience, further enhanced by energy-efficient solar panels providing hot water—helping to reduce running costs while supporting a more sustainable lifestyle.

The spacious interior boasts a bright and airy layout, with generously sized accommodation ideally suited to those seeking the ease of single-level living. The stylish contemporary kitchen and beautifully finished living area provide the perfect setting for both relaxing and entertaining. The third bedroom is currently utilised as a luxurious walk-in wardrobe, offering excellent flexibility and easily adaptable as a guest room, hobby space, or study depending on individual needs. Every detail has been thoughtfully considered, with high-quality fixtures and fittings throughout.

Externally, the property continues to impress with a substantial, well-maintained garden, offering a fantastic plot size without compromising on privacy—ideal for those looking to enjoy outdoor space without excessive upkeep. Whether relaxing, entertaining, or simply enjoying the peaceful surroundings, the garden provides a perfect extension of the home.

Set within a charming and tranquil location, this is a rare opportunity to acquire a turnkey bungalow of such high quality. Early viewing is highly recommended to fully appreciate all that this exceptional home has to offer.

Council Tax Band: C

Tenure: Freehold

Price: £410,000

Property Type: Bungalow

Parking: Driveway & Garage

Heating: Gas

## External



## Hallway



## Living Room

*5.86m x 3.22m (19'2" x 10'6")*



## Dining Room

*2.90m x 3.69m (9'6" x 12'1")*



## Kitchen

*2.94m x 5.20m (9'7" x 17'0")*



## Utility room

3.13m x 2.80m (10'3" x 9'2")



## Cloak

1.09m x 1.07m (3'6" x 3'6")



## Conservatory

4.73m x 3.44m (15'6" x 11'3")



## Master bedroom

2.89m x 3.40m (9'5" x 11'1")



## Dressing room / formally bedroom 3

2.60m x 2.22m (8'6" x 7'3")



## Bedroom Two



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## Bathroom

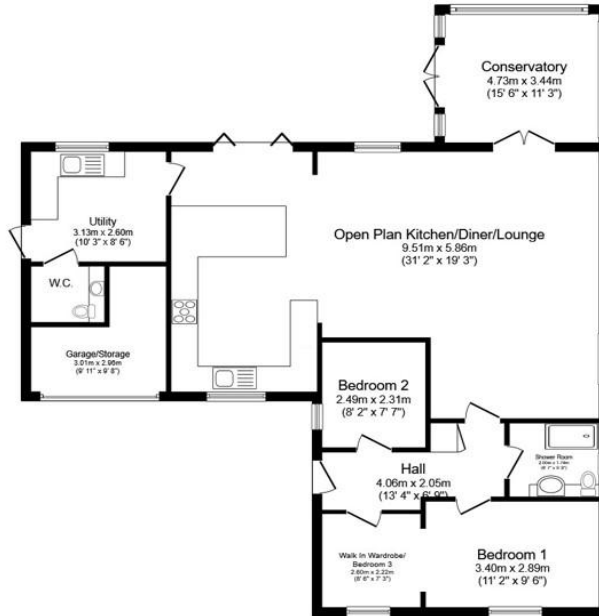
2.03m x 1.74m (6'7" x 5'8")



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## Garden





**Floor Plan**  
Floor area 113.8 sq.m. (1,225 sq.ft.)

Total floor area: 113.8 sq.m. (1,225 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92-100) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			74
(55-68) <b>D</b>		60	
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
<i>Not energy efficient - higher running costs</i>			
<b>England, Scotland &amp; Wales</b>		EU Directive 2002/91/EC	

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