



## 2 bed terraced house to buy in

The Green, Norton, Stockton-on-Tees,  
Durham, TS20 1DT

# £140,000

🏠 x2 🚗 x1 🚲 x1

Tenure

**Freehold**

Allocated parking

## Property features

- ✓ NO ONWARD CHAIN
- ✓ WONDERFUL SETTING
- ✓ MODERNISATION REQUIRED
- ✓ VIEWS OVER THE GREEN
- ✓ EPC Rating D

## Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: D
- ✓ Heating supply: Gas
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Mobile signal: Good

## Description

Positioned in one of Norton's most picturesque settings, this charming cottage forms part of the historic Norton Hall and enjoys delightful views across the village green. Rarely do opportunities arise to acquire a home in such an enviable location, further enhanced by access to the beautifully maintained communal grounds to the rear—perfect for relaxing and unwinding in a tranquil environment.

While the property would benefit from a programme of modernisation and upgrading, it presents an exciting opportunity for buyers to create a truly special home tailored to their own tastes, all within a highly sought-after and characterful setting.

The accommodation is well-proportioned and full of potential. To the ground floor, a welcoming vestibule leads into the living room, while a central lobby provides access to the first floor. To the rear, the kitchen offers direct access out to the yard, and there is a bathroom fitted with a three-piece suite.

The first floor hosts two generously sized bedrooms, both offering pleasant aspects and ample space for furnishings.

Offered to the market with the added advantage of no onward chain, this unique home is sure to appeal to a variety of buyers, from those looking for a project to those seeking a distinctive property in a prime village location.

We have been made aware of a service charge in the region of £900.00 per annum.

Early viewing is highly recommended, contact our Norton team today to arrange yours.

Council Tax Band: A

Tenure: Freehold

Price: £140,000

Property Type: Terraced House

Parking: Allocated

Heating: Gas

Electric: National Grid

Water: Direct mains water

Sewerage: Standard UK domestic

Mobile signal coverage: Good

## Accommodation

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### Living Room

4.36m x 4.27m (14'3" x 14'0")



### Kitchen

3.68m x 2.82m (12'0" x 9'3")



### Bathroom

3.01m x 1.44m (9'10" x 4'8")



### Bedroom 1

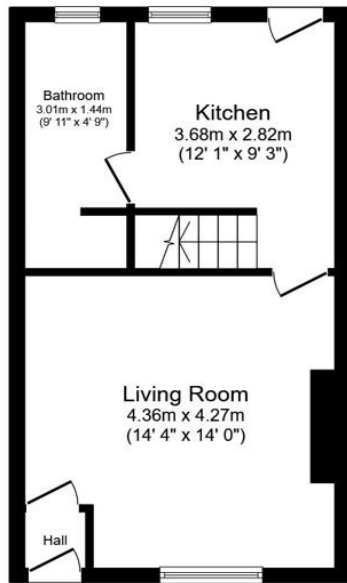
4.37m x 4.28m (14'4" x 14'0")



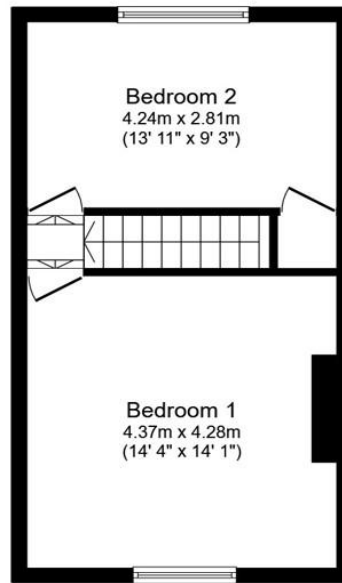
### Bedroom 2

4.27m x 2.81m (14'0" x 9'2")





**Ground Floor**  
Floor area 35.5 sq.m. (382 sq.ft.)



**First Floor**  
Floor area 35.5 sq.m. (382 sq.ft.)

**Total floor area: 71.0 sq.m. (764 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>			88
(69-80) <b>C</b>			
(55-68) <b>D</b>		61	
(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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Contact your local branch today for more information on this property:

**107 London Road, Headington, Oxford, Oxfordshire, OX3 9HZ, [www.chancellors.co.uk](http://www.chancellors.co.uk)**

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