



9 THE OVAL

Stainton Grove, Barnard Castle, County Durham DL12 8UQ



GSC GRAYS

PROPERTY • ESTATES • LAND

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A three bedroom semi-detached property located in The Oval, Stainton Grove offering huge potential for renovation with off-street parking and gardens to the front and rear.

Barnard Castle 1.5 miles, Darlington 16 miles, Durham 24 miles, Newcastle 41 miles, Leeds 70 miles, A1 (M) 19 miles. Please note all distances are approximate. Situated close to the historic market town of Barnard Castle, this property provides easy access to the amenities within Barnard Castle and the surrounding area. Darlington and Bishop Auckland are both within close proximity, while the cities of Newcastle, Durham, York and Leeds also easily accessible. There are main line train stations at Darlington and Durham, with International Airports to be found at Newcastle and Leeds/Bradford. The property lies within easy reach of the A66 and A1(M) bringing many areas within commuting distance.



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Accommodation

Ground Floor

Briefly comprising entrance hallway with access to the rear garden, two stores, kitchen with electric cooker, dual aspect living room with gas fireplace and sliding door patio doors, stairs to landing with storage cupboards and porch to front door.

First Floor

With stairs to landing and access to bathroom, two double bedrooms with storage closets and third bedroom with half cupboard. The bathroom includes bath with overhead shower, pedestal wash hand basin and toilet.

Gardens

Rear garden with lawn, large patio area and large timber frame shed. The front garden is laid to lawn and enclosed with a wall border.

Parking

To the front of the property is a single, gated driveway with space for one car. Off road parking is also available.

Agents note

Please note this property is of a non standard construction.

Service and Other Information

Main gas, water and electricity are connected. Gas fired central heating.

Council Tax and Local Authority

Durham County Council Tel: 03000 26 00 00.

For Council Tax purposes the property is banded A.

Tenure

The properties tenure is believed to be freehold with vacant possession upon completion.

Particulars

Particulars written in August 2025.

Photographs taken in August 2025.



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Approximate Gross Internal Area
1044 sq ft - 97 sq m

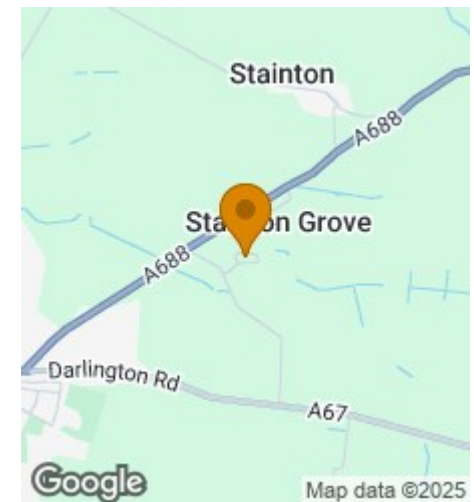


SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY

All measurements walls, doors, windows, fittings and appliances, their sizes and locations, are approximate only. They cannot be regarded as being a representation by the seller, nor their agent.

Produced by Potterplans Ltd. 2025

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	64	75
England & Wales		EU Directive 2002/91/EC



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