



5 RABY CHASE
Summerhouse



GSC GRAYS

PROPERTY • ESTATES • LAND

5 RABY CHASE

Summerhouse, County Durham, DL2 3US

A superbly presented modern family house offering four generously proportioned bedrooms, this property is designed to accommodate the needs of a growing family with ease, situated in the highly sought after village of Summerhouse.

ACCOMMODATION

- * Four bedroom family home
- * Generous proportions
- * Stunning kitchen with dining area
- * Two reception rooms
- * Open countryside to rear
- * Enclosed garden
- * Parking and garage



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Situation & Amenities

Darlington 6 miles, Barnard Castle 12 miles, Bishop Auckland 9 miles. Please note all distances are approximate. Nearby Ingleton benefits from a primary school, public house, mobile post office and active village hall community. Educational opportunities (primary, comprehensive and private) including the well known Barnard Castle School, can be found in Barnard Castle, Staindrop and Darlington. Both Barnard Castle and Darlington benefit from a selection of both independent and national retailers. Main line train stations can be found at Darlington and Durham, with International Airports at Newcastle and Leeds Bradford. The A66 and A1 (M) are easily accessible bringing many areas within commuting distance.





The Property

This beautiful presented former show home offering four generously proportioned bedrooms, this property is designed to accommodate the needs of a growing family with ease, situated in the highly sought after village of Summerhouse.

Upon entering, you are greeted by two inviting reception rooms, perfect for both relaxation and entertaining guests. The heart of the home is undoubtedly the stunning open-plan kitchen and dining area, which creates a warm and welcoming space for family gatherings and culinary adventures.

The property features two bathrooms, ensuring convenience for all family members. Outside, you will find an enclosed garden that provides a safe haven for children to play, while the open countryside beyond offers picturesque views and a sense of tranquillity.

For those with vehicles, the property includes parking, along with a garage for additional storage or secure parking. The location in this popular village adds to the appeal, providing a friendly community atmosphere while still being within easy reach of local amenities.

This delightful family home is a rare find and is sure to attract interest. If you are seeking a modern residence in a beautiful setting, this property at Raby Chase is not to be missed.



Accommodation

With entrance door to living room with feature fireplace, window to front elevation, wooden flooring, staircase to first floor, door to inner hallway and door to sitting room. The sitting room has a window to front elevation, fireplace with inset cast iron log burning stove, wooden flooring. The inner hall has a door to cloakroom/wc, tiled flooring and door to kitchen. The heart of this family home is the great kitchen with dining area. The kitchen included a matching range of wall and base units with space for Range style cooker, integrated dishwasher and fridge, Belfast sink and Butcher's block worktop and tiled floor. From the kitchen there is access to a useful utility room with space and plumbing for washing machine. The dining area has an understairs storage cupboard, tiled flooring, door to rear and window overlooking the rear garden.

First floor galleried landing provides access to all four bedrooms and house bathroom. The master bedroom boasts an en-suite shower room and walk-in wardrobe. There are three further double bedrooms and a four piece house bathroom suite.

Externally

Garden

Enclosed rear garden with wall and fenced boundaries, mainly laid to lawn with patio area and planted borders. The garden has as side access gate from front to rear.

Garage

19'8 x 9'5 Single garage found opposite the property with up and over door, power and light.

Parking

There is parking for one vehicle to the front of the garage.

Additional Parking

The vendor has agreed additional parking with Raby Estates for a fee of £50 per annum.

Tenure

The property is believed to be offered freehold with vacant possession on completion.

Local Authority and Council Tax

Durham County Council Tel: 03000 26 00 00.

For Council Tax purposes the property is banded E.

Particulars

Particulars written in October 2025.

Photographs taken in October 2025.

Conditions of Sale – Anti-Money Laundering

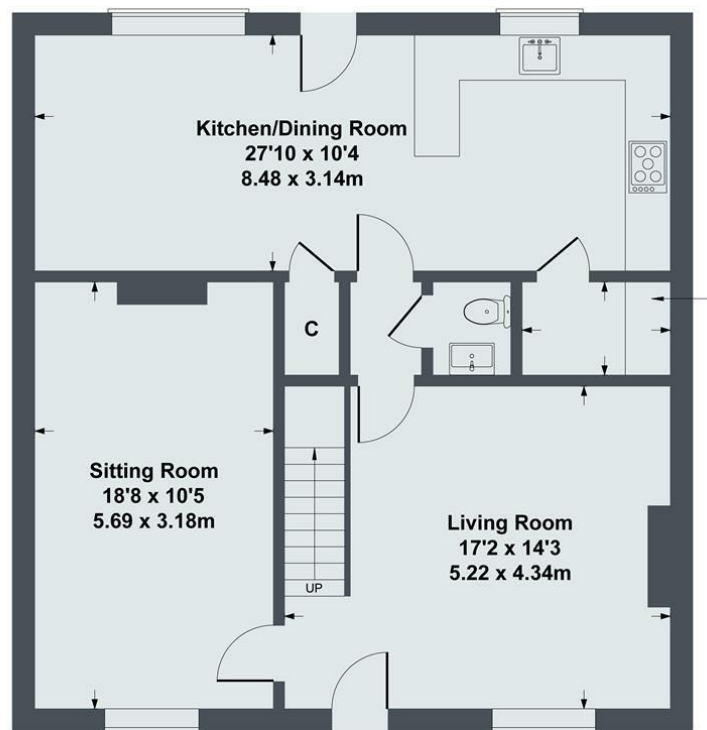
Should a purchaser(s) have an offer accepted on a property marketed by GSC Grays they will need to undertake an identification check. This is done to meet our obligation under Anti Money Laundering Regulations (AML) and is a legal requirement. We use a specialist third party service to verify your identity. The cost of these checks is £37.50 plus VAT (£45.00 inc VAT) per buyer, which is paid in advance, when an offer is agreed and prior to a sales memorandum being issued. This charge is non-refundable.

Services and Other Information

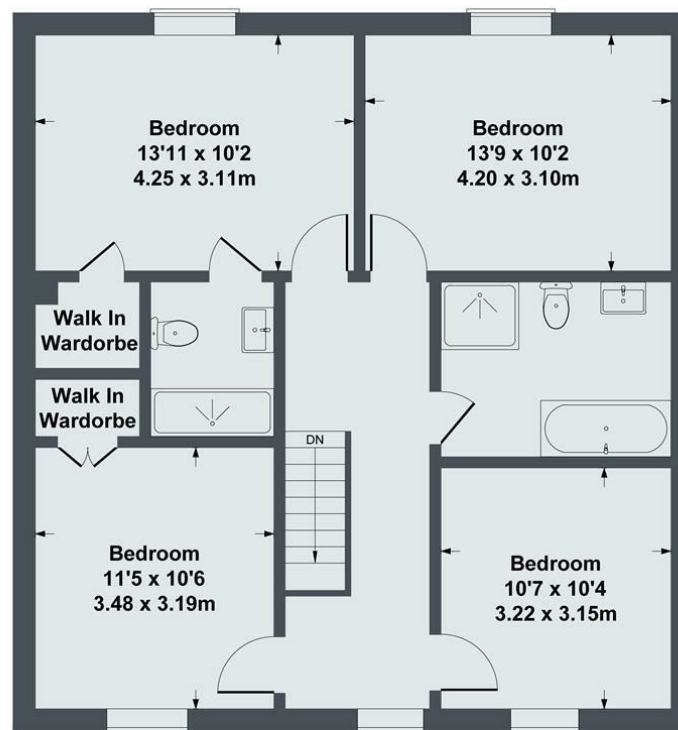
Mains electricity, gas and drainage, and water are connected. Gas fired central heating. The property benefits from underfloor heating at ground floor level.

5 Raby Chase, Summerhouse

Approximate Gross Internal Area
1636 sq ft - 152 sq m



GROUND FLOOR



FIRST FLOOR

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	80	84
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
	EU Directive 2002/91/EC	



DISCLAIMER NOTICE:

PLEASE READ: GSC Grays gives notice to anyone who may read these particulars as follows:

- These particulars, including any plan are a general guide only and do not form any part of any offer or contract.
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- Neither GSC Grays nor the vendor accept responsibility for any error that these particulars may contain however caused.
- Any plan is for layout guidance only and is not drawn to scale. All dimensions, shapes and compass bearings are approximate and you should not rely upon them without checking them first.
- Nothing in these particulars shall be deemed to be a statement that the property is in good condition / repair or otherwise, nor that any services or facilities are in good working order.
- Please discuss with us any aspects that are important to you prior to travelling to the view the property.